



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:11:06
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Assessment Data				Primary Image					
Account	300001424			No Image On File					
Parcel ID	0000-28-26N-23W-3-001-00								
Cadastral ID	0000-26N-23W-28-3-001-00								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	102 - 4R-BUFFALO								
Name ID	12956								
BINAU, LINDA M.									
604 S 4TH TECUMSEH OK 74873-0000									
Parcel Location									
Situs	E 22 RD								
Subdivision									
Lot/Block	/	Parcel Size	160 - Acres						
Sec/Twn/Rng	28 / 26 / 23 / 3								
Neighborhood	1000 - COUNTY								
School District	4-BUFFAL - 4-BUFFALO								
Legal Description Lat/Long: 36.65517954 -99.73743891				Building Permits					
SEC.28-26-23 SW4 BOOK 658 PAGE 377				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
				/	BINAU, LINDA M.				
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	
Remove Cap		Land Value	12,611	12,611	12%	1,513	Assessed	1,513	119.13
Year Frozen		Improvements	0	0	0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0	Total Value	12,611	12,611	1,513	Total Taxable	1,513	119.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300001424	BINAU, LINDA M.	102	12,611	0	1,513	119.00		
2024	2024-300001424	BINAU, LINDA M.	102	12,611	0	1,513	123.00		
2023	2023-300001424	BINAU, LINDA M.	102	12,611	0	1,513	125.00		
2022	2022-300001424	BINAU, LINDA M.	102	12,367	0	1,484	122.00		
2021	2021-300001424	BINAU, LINDA M.	102	12,367	0	1,484	123.00		
2020	2020-300001424	BINAU, LINDA M.	102	12,367	0	1,484	122.00		
2019	2019-0001424	BINAU, LINDA M.	102	12,367		1,484	123.00		
2018	2018-0001424	BINAU, LINDA M.	102	12,367		1,484	123.00		
2017	2017-0001424	BINAU, LINDA M.	102	12,367		1,484	123.00		
2016	2016-0001424	BINAU, LINDA M.	102	12,367		1,484	126.00		
2015	2015-0001424	BINAU, LINDA M.	102	12,367		1,484	118.00		
2014	2014-0001424	BINAU, LINDA M.	102	12,367		1,484	119.00		
2013	2013-0001424	BINAU, LINDA M.	102	12,367		1,484	118.00		



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Lot Data		-		Primary Image							
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities Method Base Lot Value Factor Value Adjustments Lot Value				<div style="border: 1px solid black; height: 300px; width: 100%;"></div>							
Residential Data											
Type Condition - Quality - Architecture Style Exterior Wall Base/Total Area / Style HVAC Roof Cover Area on Slab Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age /											
								GRM Approach			
								GRM Code Gross Rent Indicated Value			
								Multiple Regression			
								MRA Code Adjusted R Indicated Value			
								Direct Comparables			
								Selection Model DEFAULT DEFAULT SELECTION MODEL Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE Comparables Indicated Value			
Cost Approach		Manual :						Value Reconciliation			
Base Cost 0.00 Roofing Adj + 0.00 Subfloor Adj + 0.00 Heat/Cool Adj + 0.00 Plumbing Adj + 0.00 Basement Adj + 0.00 Adj Base Cost = 0.00 Total Area x Adjusted Cost = 0	Total Misc Impr + 0 Garage Cost + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + Indicated Value = Value Per SqFt 0.00	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 12,611 Site Improvements Total Value 12,611 0.00 Total Value Per SqFt									
Miscellaneous Improvements											
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value			



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Agland Inventory

300001424

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DA	DALHART 1-3%	NP	50			3.110	160	160	498	498
PA	PRATT BILLOWY	NP	48			8.541	154	154	1,312	1,312
PA	PRATT BILLOWY	CR	48			3.866	244	244	945	945
PB	PRATT HUMMOCKY	CR	40			3.581	204	204	729	729
PB	PRATT HUMMOCKY	NP	40			6.731	128	128	862	862
PD	PRATT LOAMY HUMMOCKY	NP	31			11.217	99	99	1,113	1,113
PD	PRATT LOAMY HUMMOCKY	CR	31			6.785	158	158	1,071	1,071
QA	QUINLAN LOAM	NP	11			39.344	35	35	1,385	1,385
QC	QUINLAN-WDWARD 5-12%	CR	14			3.028	71	71	216	216
QC	QUINLAN-WDWARD 5-12%	NP	14			39.494	45	45	1,769	1,769
W	WATER	NP	0			.360	0	0	0	0
WB	WOODWARD 3-8%	NP	33			6.644	106	106	702	702
WD	WOODWARD-QUINLAN3-8%	NP	23			27.300	74	74	2,009	2,009
NP Totals						160.000			12,611	12,611
Total Agland						160.000			12,611	12,611