



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 300002106 <b>Parcel ID</b> 0000-03-27N-21W-3-001-00 <b>Cadastral ID</b> 0000-27N-21W-03-3-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 102 - 4R-BUFFALO <b>Name ID</b> 24470 MILLER, CHYRRL, LIFE EST.  19993 E 12 RD SELMAN OK 73834-0000  <b>Parcel Location</b> <b>Situs</b> 327N21W31 <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 160 - Acres <b>Sec/Twn/Rng</b> 3 / 27 / 21 / 3 <b>Neighborhood</b> 1000 - COUNTY <b>School District</b> 4-BUFFAL - 4-BUFFALO					<p>0000-03-27N-21W-3-001-00 06/11/24</p>														
HOUSE 6/12/2024																			
<b>Legal Description</b> Lat/Long: 36.83941753 -99.44716967					<b>Building Permits</b>														
SEC.3-27-21 SW4 BOOK 758 PAGE 566 SHAUN MILLER REMAINDERMAN BOOK 684 PAGE 316					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
					758/566	MILLER, MICHAEL	03/17/2021	0	04										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>	<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	<b>78.740</b>	<b>Current Tax</b>											
Remove Cap		Land Value 44,643	44,643	12%	5,357	Assessed	25,814	2,032.59											
Year Frozen		Improvements 179,190	170,474		20,457	Penalty	0												
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00											
TIF Project ID	0	Total Value 223,833	215,117		25,814	Total Taxable	25,814	2,033.00											
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>	<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>												
2025	2025-300002106	MILLER, CHYRRL, LIFE EST.	102	223,833	0	25,062	1,973.00												
2024	2024-300002106	MILLER, CHYRRL, LIFE EST.	102	237,245	0	24,332	1,981.00												
2023	2023-300002106	MILLER, CHYRRL, LIFE EST.	102	214,902	0	23,624	1,954.00												
2022	2022-300002106	MILLER, CHYRRL, LIFE EST.	102	191,131	0	22,936	1,887.00												
2021	2021-300002106	MILLER, CHYRRL, LIFE EST.	102	192,196	0	22,908	1,891.00												
2020	2020-300002106	MILLER, MICHAEL A.	102	192,196	0	22,240	1,830.00												
2019	2019-0002106	MILLER, MICHAEL A.	102	194,377		21,593	1,790.00												
2018	2018-0002106	MILLER, MICHAEL A.	102	196,558		20,964	1,738.00												
2017	2017-0002106	MILLER, MICHAEL A.	102	192,364		20,353	1,692.00												
2016	2016-0002106	MILLER, MICHAEL A.	102	194,378		19,760	1,681.00												
2015	2015-0002106	MILLER, MICHAEL A.	102	203,188		19,185	1,523.00												
2014	2014-0002106	MILLER, MICHAEL A.	102	196,996		18,626	1,493.00												
2013	2013-0002106	MILLER, MICHAEL A.	102	183,651		18,084	1,440.00												



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1 Topography Street Access Utilities Amenities  Method Acre Base Lot Value 1.00 x 5,000.00 = 5,000 Factor Value Adjustments Lot Value 5,000		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,250 / 2,250
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	5 Wood or Shake Shingle
Area on Slab	2,250
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	624 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 46

HOUSE	6/12/2024
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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 :	
Base Cost	83.62	Total Misc Impr	+ 147
Roofing Adj	+ 4.07	Garage Cost	+ 16,156
Subfloor Adj	+ -1.83	Total RCN	= 246,951
Heat/Cool Adj	+ 10.77	Depreciation ( 51%)	- 125,945
Plumbing Adj	+ 5.87	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 121,006
Adj Base Cost	= 102.51	Lot Value	+ 5,000
Total Area	x 2,250	Indicated Value	= 126,006
Adjusted Cost	= 230,648	Value Per SqFt	56.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	121,006		
Lot Value	5,000		
Indicated Value	126,006	56.00	Per SqFt
Agland Value	39,643		
Site Improvements	63,852		
Total Value	229,501	102.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	1025	5x3		15	9.78		147



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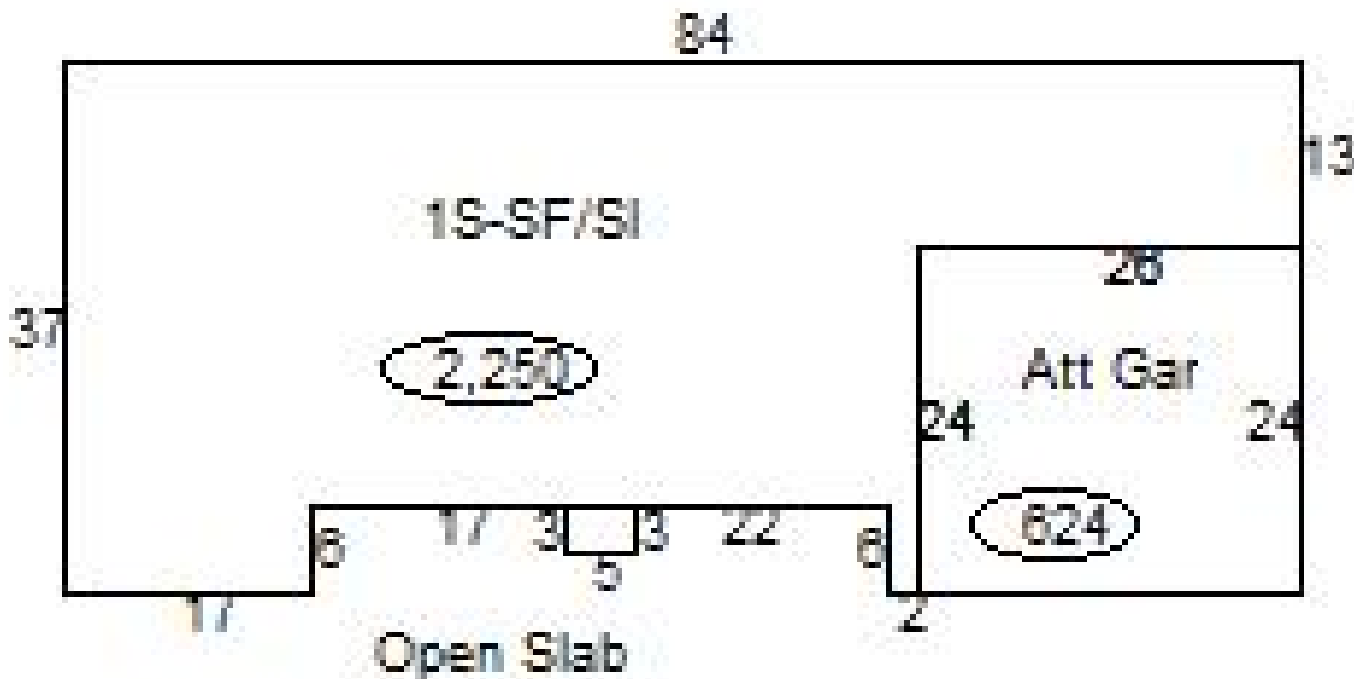
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	40	1S-SF/SI	2,250	1.000	2,250
2	M	PATO		40	Open Slab	15	1.000	15
3	G	1		40	Att Gar	624	1.000	624
<b>Total Building Area</b>						2,250		2,250



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	100x50x16	Concrete	Formed Metal	5,000
	Qual 3	Cond 3	Year 1990	Eff Age 36		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (62% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (21.26 x 5,000) 106,300			106,300	65,906	40,394
	SHDS	ADD ON TO SHED	20x20x8	Dirt	Formed Metal	400
	Qual 4	Cond 4	Year 1989	Eff Age 30		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (76% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (15.67 x 400) 6,268			6,268	4,764	1,504
	UTIL	Utility Building	60x40x16	Concrete	Formed Metal	2,400
	Qual 4	Cond 3.25	Year 1980	Eff Age 44		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (67% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (27.72 x 2,400) 66,528			66,528	44,574	21,954



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CA	CAREY SILT 1-3%	CR	50			50.981	255	255	12,975	12,975
CA	CAREY SILT 1-3%	NP	50			6.693	160	160	1,071	1,071
QA	QUINLAN LOAM	CR	11			2.373	56	56	133	133
QA	QUINLAN LOAM	NP	11			9.838	35	35	346	346
SA	ST.PAUL 0-1%	CR	60			77.498	305	305	23,668	23,668
SA	ST.PAUL 0-1%	NP	60			4.999	192	192	960	960
WD	WOODWARD-QUINLAN3-8%	CR	23			.062	117	117	7	7
WD	WOODWARD-QUINLAN3-8%	NP	23			6.556	74	74	483	483
<b>NP Totals</b>						159.000			39,643	39,643
<b>Total Agland</b>						159.000			39,643	39,643