



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image																			
Account	300002119				<p>0000-07-27N-21W-3-001-00 04/29/24</p>																			
Parcel ID	0000-07-27N-21W-3-001-00																							
Cadastral ID	0000-27N-21W-07-3-001-00																							
Property Type	REAL - Real Property																							
Property Class	RA	VI Area	2																					
Tax Area	102 - 4R-BUFFALO																							
Name ID	12839																							
COLLIER, ZANE (LIFE EST)																								
RT 3 BOX 173 WOODWARD OK 73801-0000																								
Parcel Location																								
Situs	727N21W31																							
Subdivision																								
Lot/Block	/	Parcel Size	160 - Acres																					
Sec/Twn/Rng	7 / 27 / 21 / 3																							
Neighborhood	1000 - COUNTY																							
School District	4-BUFFAL - 4-BUFFALO																							
HOUSE 4/30/2024																								
Legal Description Lat/Long: 36.80880230 -99.46856914																								
SEC.7-27-21 E2SW4; W2SE4 BOOK 677 PAGE 026																								
Building Permits																								
<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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount															
Number	Description	Opened	Closed	Amount																				
Exemptions																								
Sale History																								
<table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td colspan="10"> </td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code															
Parcel Valuation																								
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax															
Remove Cap		Land Value	39,278	38,783	12%	4,654	Assessed	14,077	1,108.42															
Year Frozen		Improvements	86,687	78,517		9,423	Penalty	0																
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00															
TIF Project ID	0	Total Value	125,965	117,300		14,077	Total Taxable	14,077	1,108.00															
Assessment History																								
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax															
2025	2025-300002119	COLLIER, ZANE (LIFE EST)			102	125,965	0	13,666	1,076.00															
2024	2024-300002119	COLLIER, ZANE (LIFE EST)			102	128,175	0	13,268	1,080.00															
2023	2023-300002119	COLLIER, ZANE (LIFE EST)			102	119,279	0	12,882	1,066.00															
2022	2022-300002119	COLLIER, ZANE (LIFE EST)			102	114,348	0	12,506	1,029.00															
2021	2021-300002119	COLLIER, ZANE (LIFE EST)			102	114,711	0	12,142	1,002.00															
2020	2020-300002119	COLLIER, ZANE (LIFE EST)			102	114,711	0	11,788	970.00															
2019	2019-0002119	COLLIER, ZANE (LIFE EST)			102	114,711		11,445	949.00															
2018	2018-0002119	COLLIER, ZANE (LIFE EST)			102	114,711		11,112	921.00															
2017	2017-0002119	COLLIER, ZANE (LIFE EST)			102	110,661		10,788	897.00															
2016	2016-0002119	COLLIER, ZANE (LIFE EST)			102	109,311		10,317	878.00															
2015	2015-0002119	COLLIER, ZANE (LIFE EST)			102	107,206		10,016	795.00															
2014	2014-0002119	COLLIER, ZANE (LIFE EST)			102	103,629		9,725	779.00															
2013	2013-0002119	COLLIER, ZANE (LIFE EST)			102	78,679		9,441	752.00															



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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	3.2 - Average
Quality	3.2 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,322 / 1,322
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	2 Composition Roll
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	1,178 Total
Garage Type	352 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1950 / 73

HOUSE	4/30/2024
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GRM Approach
GRM Code
Gross Rent
Indicated Value

Multiple Regression
MRA Code
Adusted 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	100.35	Total Misc Impr	+ 4,738
Roofing Adj	+ 3.40	Garage Cost	+ 11,549
Subfloor Adj	+ 0.00	Total RCN	= 202,094
Heat/Cool Adj	+ 11.39	Depreciation ( 72%)	- 145,508
Plumbing Adj	+ 7.84	Lump Sums	+ 0
Basement Adj	+ 17.57	RCNLD	= 56,586
Adj Base Cost	= 140.55	Lot Value	+ 5,000
Total Area	x 1,322	Indicated Value	= 61,586
Adjusted Cost	= 185,807	Value Per SqFt	46.59

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	56,586		
Lot Value	5,000		
Indicated Value	61,586	46.59	Per SqFt
Agland Value	34,278		
Site Improvements	28,658		
Total Value	124,522	94.19	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	1039	19x6		114	41.56		4,738



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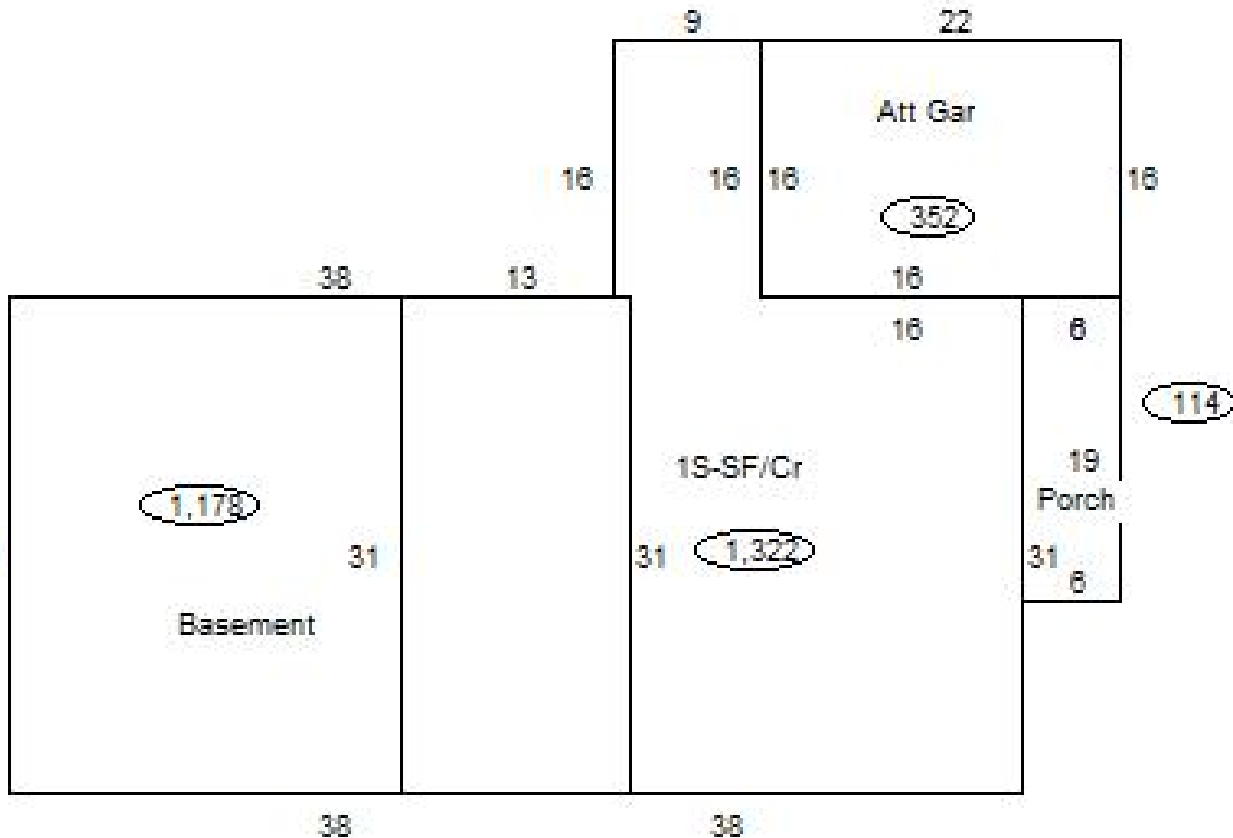
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	RSPC		20	Porch	114	1.000	114
2	G	1		20	Att Gar	352	1.000	352
3	R	1	Crawl	20	1S-SF/Cr	1,322	1.000	1,322
4	B	1		20	Basement	1,178	1.000	1,178
<b>Total Building Area</b>						1,322		1,322



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	GBST	Grain Bin 2,400 BU	16x16x16			2,583	
	Qual	3	Cond 3	Year 1985	Eff Age 41		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (1.62 x 2,583)	4,185		4,185	3,348	837
	GBST	Grain Bin - Storage	16x16x16			2,583	
	Qual	3	Cond 3	Year 1985	Eff Age 41		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
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	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (1.62 x 2,583)	4,185		4,185	3,348	837
	UTIL	Equipment Shed	60x40x12	Concrete	Formed Metal	2,400	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (69% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (22.70 x 2,400)	54,480		54,480	37,591	16,889
	HAYS	HAY Open Hay Shed	60x40x16		Galvanized Metal	2,400	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (7.57 x 2,400)	18,168		18,168	14,534	3,634
	HAYS	Open Face Shed	60x12x8		Galvanized Metal	720	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (7.28 x 720)	5,242		5,242	4,194	1,048



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building - Rustic	28x26x12		Galvanized Metal	728
	Qual 3	Cond 3	Year 1960	Eff Age 66		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (25.68 x 728)	18,695	18,695	14,956	3,739



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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
LD	LOAMY ALLUVIAL LAND	NP	33			.509	106	106	54	54
PC	PRATT LOAMY BILLOWY	CR	37			12.511	188	188	2,356	2,356
PC	PRATT LOAMY BILLOWY	NP	37			.356	118	118	42	42
PE	PRATT LOAMY DUNED	CR	20			3.873	102	102	394	394
PE	PRATT LOAMY DUNED	NP	20			15.765	64	64	1,009	1,009
SD	SPUR LOAM	CR	70			52.425	356	356	18,679	18,679
SD	SPUR LOAM	NP	70			.015	224	224	3	3
TD	TIVOLI FINE SAND	CR	13			5.404	66	66	358	358
TD	TIVOLI FINE SAND	NP	13			.902	42	42	38	38
TE	TIVOLI-QUINLAN	NP	12			13.390	38	38	514	514
WA	WOODWARD 1-3%	CR	43			20.948	219	219	4,585	4,585
WA	WOODWARD 1-3%	NP	43			20.360	138	138	2,802	2,802
YA	YAHOLA FINE SANDY	CR	55			11.898	280	280	3,331	3,331
YA	YAHOLA FINE SANDY	NP	55			.644	176	176	113	113
<b>NP Totals</b>						159.000			34,278	34,278
<b>Total Agland</b>						159.000			34,278	34,278