




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 300002240 Parcel ID 0000-06-27N-22W-2-002-00 Cadastral ID 0000-27N-22W-06-2-002-00 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 102 - 4R-BUFFALO Name ID 13313 WILKINSON, MARVIN J. & DELISA JAN WILKINSON 19113 US HIWAY 64 BUFFALO OK 73834-0000 Parcel Location Situs 627N22W22 Subdivision Lot/Block / Parcel Size 62 - Acres Sec/Twn/Rng 6 / 27 / 22 / 2 Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO					 <p>0000-06-27N-22W-2-002-00 05/07/24</p>																								
Legal Description Lat/Long: 36.84390727 -99.62288490 SEC.6-27-22 THAT PART OF LOTS 3-4-5 & SE4NW4 LYING N OF HWY; LESS 4.6A TRACT IN LOT 4 LESS .58 A FOR HWY LESS 4 A TR IN LOT 3 BK 607 PG 375										OFFICE BUILDING 5/9/2024																			
Building Permits					Sale History																								
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						<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					
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Bk/Pg	Grantor	Date	Price	Code																									
607/375	CAMP, ELDON	09/13/2005	27,500	V																									
Parcel Valuation																													
Source REAL		Fair Cash		Capped	Asmnt Level	Assessed	Levy Rate 78.740	Current Tax																					
Remove Cap		Land Value	3,775	3,775	12%	453	Assessed	1,626	128.03																				
Year Frozen		Improvements	12,782	9,774		1,173	Penalty	0																					
Uncapped Value 0		Mobile Home	0	0		0	Exemption	0	0.00																				
TIF Project ID 0		Total Value	16,557	13,549		1,626	Total Taxable	1,626	128.00																				
Assessment History																													
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																				
2025	2025-300002240	WILKINSON, MARVIN J. &			102	16,557	0	1,579	124.00																				
2024	2024-300002240	WILKINSON, MARVIN J. &			102	15,571	0	1,533	125.00																				
2023	2023-300002240	WILKINSON, MARVIN J. &			102	13,386	0	1,488	123.00																				
2022	2022-300002240	WILKINSON, MARVIN J. &			102	12,039	0	1,444	119.00																				
2021	2021-300002240	WILKINSON, MARVIN J. &			102	8,676	0	1,041	86.00																				
2020	2020-300002240	WILKINSON, MARVIN J. &			102	5,180	0	621	51.00																				
2019	2019-0002240	WILKINSON, MARVIN J. &			102	5,180		621	51.00																				
2018	2018-0002240	WILKINSON, MARVIN J. &			102	5,180		621	51.00																				
2017	2017-0002240	WILKINSON, MARVIN J. &			102	5,180		621	52.00																				
2016	2016-0002240	WILKINSON, MARVIN J. &			102	5,180		621	53.00																				
2015	2015-0002240	WILKINSON, MARVIN J. &			102	5,180		621	49.00																				
2014	2014-0002240	WILKINSON, MARVIN J. &			102	5,180		621	50.00																				
2013	2013-0002240	WILKINSON, MARVIN J. &			102	5,180		621	49.00																				



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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



OFFICE BUILDING 5/9/2024

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	0 / 0
Style	
HVAC	
Roof Cover	
Area on Slab	0
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 :	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 0
Total Area	x 0	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	
Indicated Value	0.00 Per SqFt
Agland Value	3,775
Site Improvements	12,258
Total Value	16,033 0.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Outbuildings/Site Improvements

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Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	SHIPPING CONTAINER RED	20x8x8		Formed Metal	160	
	Qual	3	Cond 3	Year 2010	Eff Age 16		
	Valuation Summary		Modifier Total		RCN	Depr (52% Phys/ % Func)	RCNLD
		Base Cost (22.81 x 160)	3,650		3,650	1,898	1,752
	SHDS	Shipping/Storage Container 2 CONT	20x8x8	Base	Formed Metal	160	
	Qual	3	Cond 3	Year 2010	Eff Age 16		
	Valuation Summary		Modifier Total		RCN	Depr (52% Phys/ 0% Func)	RCNLD
		Base Cost (22.81 x 160)	3,650		3,650	1,898	1,752
	BFT1	Bulk Feed Tank - Single	10x10x35			50	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ 0% Func)	RCNLD
		Base Cost (236.24 x 50)	11,855		11,855	9,484	2,371
	BFT1	Bulk Feed Tank - Single	10x10x35			50	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (236.24 x 50)	11,855		11,855	9,484	2,371
	UTIL	OFFICE BLDG	15x8x8	Base	Built Up Tar/Gravel	120	
	Qual	3	Cond 3	Year 1990	Eff Age 36		
	Valuation Summary		Modifier Total		RCN	Depr (62% Phys/ 0% Func)	RCNLD
		Base Cost (27.91 x 120)	3,349	3,687	7,036	4,363	2,673
	ASC	Awing/Shelter/Carport ANIMAL SHELTER	20x12x5	Dirt	Galvanized Metal	240	
	Qual	2	Cond 2	Year 1990	Eff Age 36		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ 0% Func)	RCNLD
		Base Cost (3.14 x 240)	754		754	603	151
	HAYS	Hay Shed Open Sides	55x16x8		Galvanized Metal	880	
	Qual	2	Cond 2	Year 1985	Eff Age 49		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ 0% Func)	RCNLD
		Base Cost (6.75 x 880)	5,940		5,940	4,752	1,188

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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
DC	DALHART-CARWILE	NP	48			5.536	154	154	850	850
PD	PRATT LOAMY HUMMOCKY	NP	31			12.372	99	99	1,227	1,227
PE	PRATT LOAMY DUNED	NP	20			.189	64	64	12	12
TE	TIVOLI-QUINLAN	NP	12			43.904	38	38	1,686	1,686
NP Totals						62.000			3,775	3,775
Total Agland						62.000			3,775	3,775