



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 300002419 Parcel ID 0000-01-27N-23W-4-005-00 Cadastral ID 0000-27N-23W-01-4-005-00 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 102 - 4R-BUFFALO Name ID 13393 LAUER, PAULA JOANN, ETAL % KIM HUDSON 501 MAPLE DR BUFFALO OK 73834-0000 Parcel Location Situs 00503 MAPLE DR Subdivision Lot/Block / Parcel Size 3 - Acres Sec/Twn/Rng 1 / 27 / 23 / 4 Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO					<p>HOUSE 5/9/2024</p>																																																																																																															
Legal Description Lat/Long: 36.84070166 -99.62729435 SEC 1-27-23 TRACT IN SW4SE4 ETAL: PAULA LAUER, FOSTER & KIM HUDSON BK 675 PG 640, HEIDI RAGAN, NEIL HUDSON,																																																																																																																				
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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 3 Topography Street Access Utilities Amenities Method Acre Base Lot Value 3.00 x 2,166.67 = 6,500 Factor Value Adjustments Lot Value 6,500		

Residential Data	
Type	1 Single Family Residence
Condition	3.2 - Average
Quality	3.3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Vinyl
Base/Total Area	2,236 / 2,236
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1957 / 66

HOUSE	5/9/2024
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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	84.22	Total Misc Impr	+ 32,324
Roofing Adj	+ 4.04	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 266,500
Heat/Cool Adj	+ 11.70	Depreciation (67%)	- 178,555
Plumbing Adj	+ 4.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 87,945
Adj Base Cost	= 104.73	Lot Value	+ 6,500
Total Area	x 2,236	Indicated Value	= 94,445
Adjusted Cost	= 234,176	Value Per SqFt	42.24

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	87,945		
Lot Value	6,500		
Indicated Value	94,445	42.24	Per SqFt
Agland Value			
Site Improvements	29,495		
Total Value	123,940	55.43	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	1240	12x4		48	24.14		1,159
EPSW	Enclosed Porch - Solid Wall	1241	30x16		480	60.27		28,930
PATO	Patio - Open	11967	252		252	8.87		2,235



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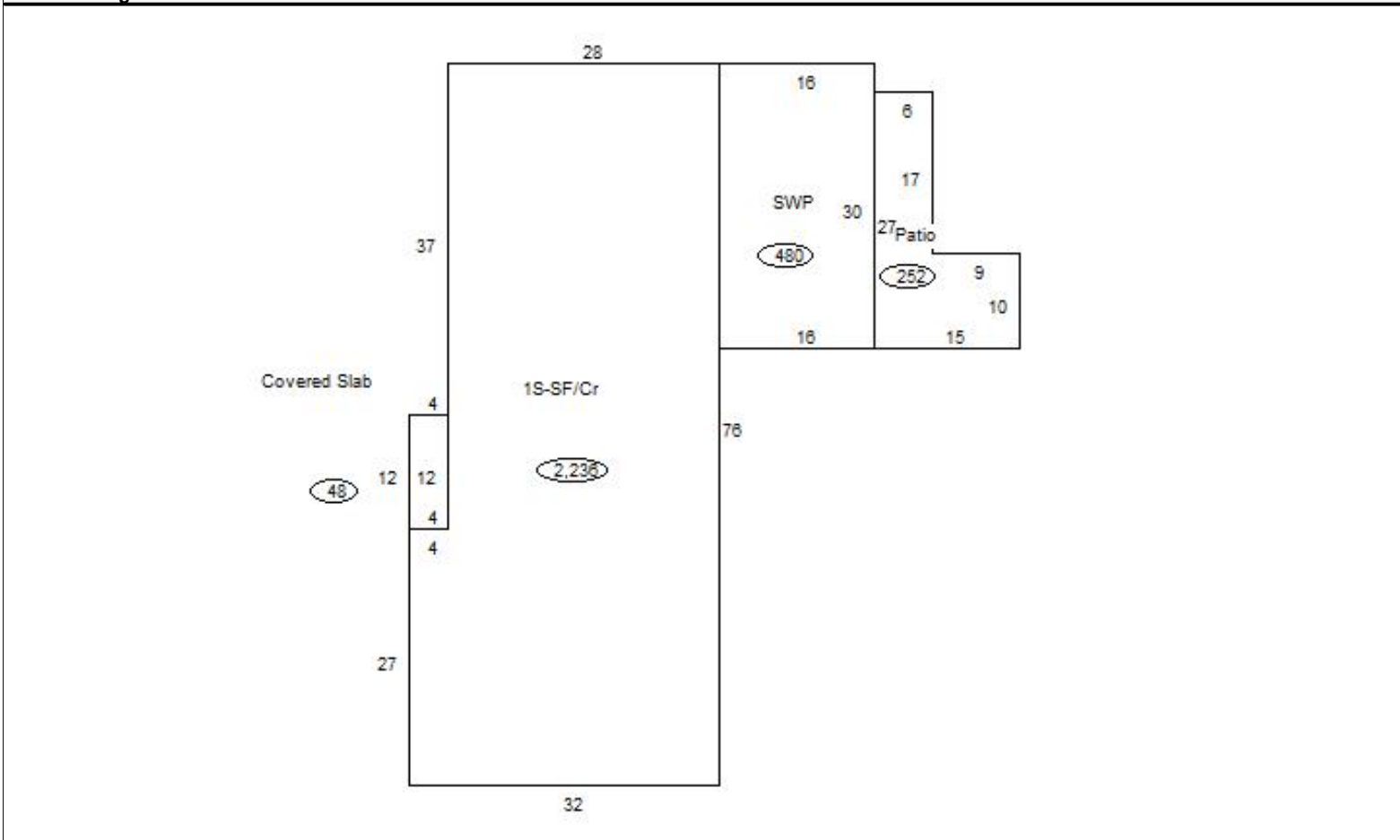
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Sketch Image

300002419



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	Covered Slab	48	1.000	48
2	M	EPSW		20	SWP	480	1.000	480
3	R	1	Crawl	20	1S-SF/Cr	2,236	1.000	2,236
4	M	PATO		20	Patio	252	1.000	252
Total Building Area						2,236		2,236



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	42x22x10	Concrete	Formed Metal	924
	Qual	3	Cond 3	Year 2009	Eff Age 17	
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD
	Base Cost (27.14 x 924)		25,077	25,077	10,031	15,046
	PAVA	Paving - Asphalt	140x9x0			1,260
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.05 x 1,260)		5,103	5,103	4,082	1,021
	UTIL	Utility Building RED	36x30x10	Concrete	Formed Metal	1,080
	Qual	4	Cond 4	Year 1980	Eff Age 37	
	Valuation Summary		Modifier Total	RCN	Depr (63% Phys/ % Func)	RCNLD
	Base Cost (31.07 x 1,080)		33,556	33,556	21,140	12,416
	SHDS	Shed - Small	20x12x8	Dirt	Galvanized Metal	240
	Qual	4	Cond 4	Year 1980	Eff Age 37	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (17.37 x 240)		4,169	4,169	3,335	834
	PACN	Paving - Concrete Sidewalk	34x4x0			136
	Qual	3	Cond 3	Year 1965	Eff Age 61	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (6.55 x 136)		891	891	713	178