



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:26:14  
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Assessment Data					Primary Image									
Account	300002506													
Parcel ID	0000-12-27N-23W-3-007-00													
Cadastral ID	0000-27N-23W-12-3-007-00													
Property Type	REAL - Real Property													
Property Class	RC	VI Area	2											
Tax Area	102 - 4R-BUFFALO													
Name ID	13435													
YOUNG, WALTER D.														
PO BOX 378 BUFFALO OK 73834-0000														
Parcel Location														
Situs	1227N23W37													
Subdivision														
Lot/Block	/	Parcel Size	.34 - Acres											
Sec/Twn/Rng	12 / 27 / 23 / 3													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
f:\pictures\0000-12-27N-23W-3-007-00-001-000-001.jpg 5/14/2019														
Legal Description Lat/Long: 36.83687697 -99.63329212														
SEC.12-27-23 TRACT IN SW4 EAST OF HWY 183 BOOK 337 PAGE 438														
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														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	YOUNG, WALTER D.								
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	1,700	1,001	12%	120	Assessed	120	9.45					
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	1,700	1,001		120	Total Taxable	120	9.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300002506	YOUNG, WALTER D.			102	1,700	0	114	9.00					
2024	2024-300002506	YOUNG, WALTER D.			102	1,700	0	109	9.00					
2023	2023-300002506	YOUNG, WALTER D.			102	1,700	0	104	9.00					
2022	2022-300002506	YOUNG, WALTER D.			102	1,700	0	99	8.00					
2021	2021-300002506	YOUNG, WALTER D.			102	1,700	0	94	8.00					
2020	2020-300002506	YOUNG, WALTER D.			102	1,700	0	90	7.00					
2019	2019-0002506	YOUNG, WALTER D.			102	1,700		86	7.00					
2018	2018-0002506	YOUNG, WALTER D.			102	1,700		82	7.00					
2017	2017-0002506	YOUNG, WALTER D.			102	1,700		78	6.00					
2016	2016-0002506	YOUNG, WALTER D.			102	1,700		74	6.00					
2015	2015-0002506	YOUNG, WALTER D.			102	1,700		71	6.00					
2014	2014-0002506	YOUNG, WALTER D.			102	1,700		67	5.00					
2013	2013-0002506	YOUNG, WALTER D.			102	2,040		64	5.00					



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Lot Data	Primary Image
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres 0.34</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 181 RURAL COMMERCIAL</p> <p>Value Method Acre</p> <p>Base Lot Value .34 x 5,000.00 = 1,700</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 1,700</p>	
Cost Approach	
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 1,700</p> <p>Cost Approach Value 1,700</p>	<p><b>Image Information</b></p> <p>Image ID 1663</p> <p>Image Date 5/14/2019</p> <p>Name 0000-12-27N-23W-3-007-00-001-000-001.jpg</p> <p>Description f:\pictures\0000-12-27N-23W-3-007-00-001-000-001.jpg</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 1,700</p> <p>Total Appraised Value 1,700</p>