




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:26:41
Page 1

Assessment Data					Primary Image									
Account	300002539				 <p>UTILITY BUILDING 5/9/2024</p>									
Parcel ID	0000-15-27N-23W-2-002-00													
Cadastral ID	0000-27N-23W-15-2-002-00													
Property Type	REAL - Real Property													
Property Class	E	VI Area	2											
Tax Area	102 - 4R-BUFFALO													
Name ID	13319													
TOWN OF BUFFALO														
BUFFALO OK 73834-0000														
Parcel Location														
Situs	1527N23W22													
Subdivision														
Lot/Block	/	Parcel Size	30 - Acres											
Sec/Twn/Rng	15 / 27 / 23 / 2													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.82873869 -99.71684429														
SEC 15-27-23 NW4NW4 LESS 10 AC TR.														
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					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	2,109	0	12%	0	Assessed	0	0.00					
Year Frozen		Improvements	9,435	0		0	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	11,544	0		0	Total Taxable	0	0.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300002539	TOWN OF BUFFALO	102	11,544	0		.00							
2024	2024-300002539	TOWN OF BUFFALO	102	31,173	0		.00							
2023	2023-300002539	TOWN OF BUFFALO	102	2,109	0		.00							
2022	2022-300002539	TOWN OF BUFFALO	102		0		.00							
2021	2021-300002539	TOWN OF BUFFALO	102		0		.00							
2020	2020-300002539	TOWN OF BUFFALO	102		0		.00							
2019	2019-0002539	TOWN OF BUFFALO	102				.00							
2018	2018-0002539	TOWN OF BUFFALO	102				.00							
2017	2017-0002539	TOWN OF BUFFALO	102				.00							
2016	2016-0002539	TOWN OF BUFFALO	102				.00							
2015	2015-0002539	TOWN OF BUFFALO	102				.00							
2014	2014-0002539	TOWN OF BUFFALO	102				.00							
2013	2013-0002539	TOWN OF BUFFALO	102				.00							



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:26:41
Page 2

Lot Data	Primary Image
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres</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 .00 x .00 =</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value</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 9,324</p> <p>Total Improvement Value 9,324</p> <p>Land Value</p> <p>Cost Approach Value 9,324</p>	<p>Image Information</p> <p>Image ID 29957</p> <p>Image Date 5/9/2024</p> <p>Name 001.JPG</p> <p>Description UTILITY BUILDING</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy & 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 9,324</p> <p>Land Value</p> <p>Total Appraised Value 11,433</p>



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026

Time 06:26:41

Page 3

Sketch Image

300002539



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	O	UTIL		50	UTIL	1,200	1.000	1,200

Total Building Area



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor


Date 02/06/2026

Time 06:26:41

Page 4

300002539

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	40x30x10	Dirt	Formed Metal	1,200
	Qual 3	Cond 3	Year 1985	Eff Age 41		
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (22.20 x 1,200)		26,640	17,316	9,324
Total Site Improvement Value						9,324



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:26:41
Page 5

Agland Inventory

300002539

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
QA	QUINLAN LOAM	NP	11			9.867	35	35	347	347
QC	QUINLAN-WDWARD 5-12%	NP	14			4.039	45	45	181	181
WA	WOODWARD 1-3%	NP	43			.095	138	138	13	13
WB	WOODWARD 3-8%	NP	33			12.127	106	106	1,281	1,281
WB	WOODWARD 3-8%	CR	33			.019	168	168	3	3
WD	WOODWARD-QUINLAN3-8%	NP	23			3.853	74	74	284	284
NP Totals						30.000			2,109	2,109
Total Agland						30.000			2,109	2,109