



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	300002617				No Image On File									
Parcel ID	0000-33-27N-23W-4-001-00													
Cadastral ID	0000-27N-23W-33-4-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	4											
Tax Area	102 - 4R-BUFFALO													
Name ID	25840													
SNELL FARMS LIVING TRUST (THE)														
TRUSTEE: BARBARA L. SNELL														
18764 E 17 RD BUFFALO OK 73834-														
Parcel Location														
Situs	3327N23W41													
Subdivision														
Lot/Block	/	Parcel Size	160 - Acres											
Sec/Twn/Rng	33 / 27 / 23 / 4													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.70646296 -99.57574055														
Building Permits														
SEC.33-27-23 SE4														
<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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					793/523	SNELL, BARBARA L.	10/13/2025		04					
					789/806	SNELL, DAVID L. ETUX	06/11/2025		04					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	16,758	14,889	12%	1,787	Assessed	1,787	140.71					
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	16,758	14,889		1,787	Total Taxable	1,787	141.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300002617	SNELL FARMS LIVING TRUST (THE)	102	16,758	0	1,735	137.00							
2024	2024-300002617	SNELL, DAVID L. ETUX	102	16,758	0	1,684	137.00							
2023	2023-300002617	SNELL, DAVID L. ETUX	102	16,758	0	1,635	135.00							
2022	2022-300002617	SNELL, DAVID L. ETUX	102	13,231	0	1,588	131.00							
2021	2021-300002617	SNELL, DAVID L. ETUX	102	13,231	0	1,588	131.00							
2020	2020-300002617	SNELL, DAVID L. ETUX	102	13,231	0	1,588	131.00							
2019	2019-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	132.00							
2018	2018-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	132.00							
2017	2017-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	132.00							
2016	2016-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	135.00							
2015	2015-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	126.00							
2014	2014-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	127.00							
2013	2013-0002617	SNELL, DAVID L. ETUX	102	13,231		1,588	126.00							



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Lot Data		-		Primary Image							
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities Method Base Lot Value Factor Value Adjustments Lot Value				<div style="border: 1px solid black; height: 300px; width: 100%;"></div>							
Residential Data											
Type Condition - Quality - Architecture Style Exterior Wall Base/Total Area / Style HVAC Roof Cover Area on Slab 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 :						Value Reconciliation			
Base Cost	0.00	Total Misc Impr	+ 0	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 16,758 Site Improvements Total Value 16,758 0.00 Total Value Per SqFt							
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	Indicated Value	= 0								
Adjusted Cost	= 0	Value Per SqFt	0.00								
Miscellaneous Improvements											
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value			



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Agland Inventory

300002617

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
LD	LOAMY ALLUVIAL LAND	CR	33			.859	168	168	144	144
LD	LOAMY ALLUVIAL LAND	NP	33			9.238	106	106	975	975
PA	PRATT BILLOWY	NP	48			20.193	154	154	3,102	3,102
PD	PRATT LOAMY HUMMOCKY	CR	31			1.774	158	158	280	280
PD	PRATT LOAMY HUMMOCKY	NP	31			28.515	99	99	2,829	2,829
QA	QUINLAN LOAM	NP	11			20.847	35	35	734	734
QA	QUINLAN LOAM	CR	11			2.349	56	56	132	132
QC	QUINLAN-WDWARD 5-12%	NP	14			14.471	45	45	648	648
WA	WOODWARD 1-3%	NP	43			5.730	138	138	788	788
WA	WOODWARD 1-3%	CR	43			4.367	219	219	956	956
WB	WOODWARD 3-8%	NP	33			7.276	106	106	768	768
WD	WOODWARD-QUINLAN3-8%	CR	23			.374	117	117	44	44
WD	WOODWARD-QUINLAN3-8%	NP	23			15.239	74	74	1,122	1,122
YA	YAHOLA FINE SANDY	CR	55			9.205	280	280	2,577	2,577
YA	YAHOLA FINE SANDY	NP	55			9.426	176	176	1,659	1,659
NP Totals						149.861			16,758	16,758
Total Agland						149.861			16,758	16,758