



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:29:27
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Assessment Data	Primary Image
Account 300002732 Parcel ID 0000-23-27N-24W-1-002-00 Cadastral ID 0000-27N-24W-23-1-002-00 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 102 - 4R-BUFFALO Name ID 13534 PEARSON FARMS, INC. % JOE PEARSON P O BOX 187 BUFFALO OK 73834-0000 Parcel Location Situs 2327N24W12 Subdivision Lot/Block / Parcel Size 434.57 - Acres Sec/Twn/Rng 23 / 27 / 24 / 1 Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO	<p>No Image On File</p>

Legal Description	Lat/Long: 36.81182410 -99.93538732	Building Permits										
SEC. 23-27-24 W2E2; E2W2; E2SE4; NW4SW4 LESS HWY TRACTS		<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																				
<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>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	Bk/Pg	Grantor	Date	Price	Code					
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	43,270	43,270	12%	5,192	Assessed	5,192	408.82
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	43,270	43,270		5,192	Total Taxable	5,192	409.00

Assessment History								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-300002732	PEARSON FARMS, INC.	102	43,270	0	5,192	409.00	
2024	2024-300002732	PEARSON FARMS, INC.	102	43,270	0	5,192	423.00	
2023	2023-300002732	PEARSON FARMS, INC.	102	43,270	0	5,192	429.00	
2022	2022-300002732	PEARSON FARMS, INC.	102	42,388	0	5,087	418.00	
2021	2021-300002732	PEARSON FARMS, INC.	102	42,388	0	5,087	420.00	
2020	2020-300002732	PEARSON FARMS, INC.	102	42,388	0	5,087	419.00	
2019	2019-0002732	PEARSON FARMS, INC.	102	42,388		5,087	422.00	
2018	2018-0002732	PEARSON FARMS, INC.	102	42,388		5,087	422.00	
2017	2017-0002732	PEARSON FARMS, INC.	102	42,388		5,087	423.00	
2016	2016-0002732	PEARSON FARMS, INC.	102	42,388		5,087	433.00	
2015	2015-0002732	PEARSON FARMS, INC.	102	42,388		5,087	404.00	
2014	2014-0002732	PEARSON FARMS, INC.	102	42,388		5,087	408.00	
2013	2013-0002732	PEARSON FARMS, INC.	102	42,388		5,087	405.00	



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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 Roofing Adj + 0.00 Subfloor Adj + 0.00 Heat/Cool Adj + 0.00 Plumbing Adj + 0.00 Basement Adj + 0.00 Adj Base Cost = 0.00 Total Area x Adjusted Cost = 0	Total Misc Impr + 0 Garage Cost + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + Indicated Value = Value Per SqFt 0.00	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 44,084 Site Improvements Total Value 44,084 0.00 Total Value Per SqFt									
Miscellaneous Improvements											
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value			



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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
CA	CAREY SILT 1-3%	NP	50			40.641	160	160	6,503	6,503
LD	LOAMY ALLUVIAL LAND	NP	33			107.454	106	106	11,347	11,347
MF	MANSKER-POTTER3-5%	NP	25			9.662	80	80	773	773
MG	MANSKER-POTTER 5-20%	NP	15			24.360	48	48	1,169	1,169
PD	PRATT LOAMY HUMMOCKY	NP	31			2.515	99	99	249	249
QA	QUINLAN LOAM	NP	11			129.329	35	35	4,552	4,552
QC	QUINLAN-WDWARD 5-12%	NP	14			15.153	45	45	679	679
SA	ST.PAUL 0-1%	NP	60			1.090	192	192	209	209
SD	SPUR LOAM	NP	70			66.319	224	224	14,855	14,855
TD	TIVOLI FINE SAND	NP	13			12.572	42	42	523	523
WB	WOODWARD 3-8%	NP	33			13.370	106	106	1,412	1,412
WD	WOODWARD-QUINLAN3-8%	NP	23			3.106	74	74	229	229
YA	YAHOLA FINE SANDY	NP	55			9.001	176	176	1,584	1,584
NP Totals						434.570			44,084	44,084
Total Agland						434.570			44,084	44,084