




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:36:45
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Assessment Data					Primary Image									
Account	300003251				 <p>HOUSE 5/23/2024</p>									
Parcel ID	0000-19-28N-22W-1-002-00													
Cadastral ID	0000-28N-22W-19-1-002-00													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	2											
Tax Area	102 - 4R-BUFFALO													
Name ID	13761													
CLEVELAND, MICHELLE MARIE														
813 N. 192 ROAD BUFFALO OK 73834-0000														
Parcel Location														
Situs	00813 192 RD N													
Subdivision														
Lot/Block	/	Parcel Size	2.37 - Acres											
Sec/Twn/Rng	19 / 28 / 22 / 1													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.94730538 -99.48794843														
SEC. 19-28-22 TRACT IN NE4 2.367 AC. BOOK 574 PAGE 808														
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														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	CLEVELAND, MICHELLE MARIE													
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	6,028	6,028	12%	723	Assessed	12,528 986.45						
Year Frozen		Improvements	26,078	13,119		1,574	Penalty	0						
Uncapped Value	0	Mobile Home	85,658	85,256		10,231	Exemption	1,000 -78.00						
TIF Project ID	0	Total Value	117,764	104,403		12,528	Total Taxable	11,528 908.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300003251	CLEVELAND, MICHELLE MARIE	102	117,764	1000	11,163	879.00							
2024	2024-300003251	CLEVELAND, MICHELLE MARIE	102	119,568	1000	10,809	880.00							
2023	2023-300003251	CLEVELAND, MICHELLE MARIE	102	100,515	1000	10,465	866.00							
2022	2022-300003251	CLEVELAND, MICHELLE MARIE	102	92,789	1000	10,131	833.00							
2021	2021-300003251	CLEVELAND, MICHELLE MARIE	102	92,772	1000	9,807	810.00							
2020	2020-300003251	CLEVELAND, MICHELLE MARIE	102	87,439	1000	9,492	781.00							
2019	2019-0003251	CLEVELAND, ROBERT AND	102	92,215		10,066	834.00							
2018	2018-0003251	CLEVELAND, ROBERT AND	102	95,798		10,496	870.00							
2017	2017-0003251	CLEVELAND, ROBERT AND	102	99,305		10,916	908.00							
2016	2016-0003251	CLEVELAND, ROBERT AND	102	119,560		11,652	991.00							
2015	2015-0003251	CLEVELAND, ROBERT AND	102	102,368		11,284	896.00							
2014	2014-0003251	CLEVELAND, ROBERT AND	102	106,549		11,786	944.00							
2013	2013-0003251	CLEVELAND, ROBERT AND	102	105,260		11,631	926.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 2.37 Topography Street Access Utilities Amenities Method Acre Base Lot Value 2.37 x 2,543.46 = 6,028 Factor Value Adjustments Lot Value 6,028		

Residential Data	
Type	6 Mobile Home 43 x 20
Condition	3.55 - Average
Quality	3.55 - Average
Architecture	DWMH Multi-wide MH
Style	100% Double Wide
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	2,568 / 2,568
Style	100% Double Wide
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	2002 / 21

HOUSE	5/23/2024
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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	47.15	Total Misc Impr	+ 2,358
Roofing Adj	+ 2.41	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 145,164
Heat/Cool Adj	+ 1.75	Depreciation (45%)	- 65,324
Plumbing Adj	+ 4.29	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 79,840
Adj Base Cost	= 55.61	Lot Value	+ 6,028
Total Area	x 2,568	Indicated Value	= 85,868
Adjusted Cost	= 142,806	Value Per SqFt	33.44

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	79,840		
Lot Value	6,028		
Indicated Value	85,868	33.44	Per SqFt
Agland Value			
Site Improvements	24,982		
Total Value	110,850	43.17	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	1658	25x10	2002	250	9.43		2,358



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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PATO		20	Open Slab	250	1.000	250
2	R	14	Crawl	20	MobH/Cr	2,568	1.000	2,568
Total Building Area						2,568		2,568



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
 <p>0000-19-28N-22W-1-002-00 3251 11/10/2020</p>	SHDS	Yard Shed - Wood Small	4x8x6	Dirt	Formed Metal	32
	Qual	3	Cond 3	Year 2020	Eff Age 6	
	Valuation Summary		Modifier Total	RCN	Depr (28% Phys/ % Func)	
	Base Cost (27.16 x 32)		869		869 243	626
	BNV	Loafing Shed	30x20x8	Dirt	Formed Metal	600
	Qual	3	Cond 3	Year 2016	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	
	Base Cost (0.00 x 600)					
	PACN	Paving - Concrete Walkway to Garage	0x0x0			475
	Qual	3	Cond 3	Year 2012	Eff Age 14	
	Valuation Summary		Modifier Total	RCN	Depr (77% Phys/ % Func)	
	Base Cost (4.17 x 475)		1,981		1,981 1,525	456
 <p>0000-19-28N-22W-1-002-00 3251 11/10/2020</p>	PACN	Paving - Concrete BB Court	32x24x0			768
	Qual	3	Cond 3	Year 2008	Eff Age 18	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	
	Base Cost (4.11 x 768)		3,156		3,156 2,525	631
 <p>0000-19-28N-22W-1-002-00 3251 11/10/2020</p>	PACN	Paving - Concrete Entry before porch	15x7x0			105
	Qual	3	Cond 3	Year 2008	Eff Age 18	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	
	Base Cost (7.00 x 105)		735		735 588	147
	UTIL	Utility Building	43x45x10	Concrete	Formed Metal	1,935
	Qual	3	Cond 3	Year 2006	Eff Age 20	
	Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	
	Base Cost (23.43 x 1,935)		45,337		45,337 22,215	23,122