



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:37:22  
 Page 1

Assessment Data					Primary Image				
<b>Account</b> 300003295 <b>Parcel ID</b> 0000-30-28N-22W-4-001-00 <b>Cadastral ID</b> 0000-28N-22W-30-4-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 102 - 4R-BUFFALO <b>Name ID</b> 13778 SNELL, VERL LEON & BETH ANN SNELL  934 N 192 RD BUFFALO OK 73834-8816  <b>Parcel Location</b> <b>Situs</b> 3028N22W41 <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 80 - Acres <b>Sec/Twn/Rng</b> 30 / 28 / 22 / 4 <b>Neighborhood</b> 1000 - COUNTY <b>School District</b> 4-BUFFAL - 4-BUFFALO					No Image On File				
<b>Legal Description</b> Lat/Long: 36.86346468 -99.64774817					<b>Building Permits</b>				
SEC 30-28-22 E2SE4 BOOK 776 PAGES 611, 613, 615 TOD CASEY W. SNELL					<b>Number</b>	<b>Description</b>	<b>Opened</b>	<b>Closed</b>	<b>Amount</b>
<b>Exemptions</b>					<b>Sale History</b>				
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>
					566/201	GOREE, DORIS ETAL	07/18/2001	15,000	Q
<b>Parcel Valuation</b>									
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	78.740	<b>Current Tax</b>
<b>Remove Cap</b>		<b>Land Value</b>	11,757	11,757	12%	1,411	<b>Assessed</b>	1,411	111.10
<b>Year Frozen</b>		<b>Improvements</b>	0	0		0	<b>Penalty</b>	0	
<b>Uncapped Value</b>	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00
<b>TIF Project ID</b>	0	<b>Total Value</b>	11,757	11,757		1,411	<b>Total Taxable</b>	1,411	111.00
<b>Assessment History</b>									
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>
2025	2025-300003295	SNELL, VERL LEON &			102	11,757	0	1,411	111.00
2024	2024-300003295	SNELL, VERL LEON &			102	11,757	0	1,411	115.00
2023	2023-300003295	SNELL, VERL LEON &			102	11,757	0	1,411	117.00
2022	2022-300003295	SNELL, VERL LEON &			102	11,685	0	1,402	115.00
2021	2021-300003295	SNELL, VERL LEON AND			102	11,685	0	1,402	116.00
2020	2020-300003295	SNELL, VERL LEON AND			102	11,685	0	1,402	115.00
2019	2019-0003295	SNELL, VERL LEON AND			102	11,685		1,402	116.00
2018	2018-0003295	SNELL, VERL LEON AND			102	11,685		1,402	116.00
2017	2017-0003295	SNELL, VERL LEON AND			102	11,685		1,402	117.00
2016	2016-0003295	SNELL, VERL LEON AND			102	11,685		1,402	119.00
2015	2015-0003295	SNELL, VERL LEON AND			102	11,685		1,402	111.00
2014	2014-0003295	SNELL, VERL LEON AND			102	11,685		1,402	112.00
2013	2013-0003295	SNELL, VERL LEON AND			102	11,685		1,402	112.00



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:37:22  
 Page 2

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		<b>GRM Approach</b>						
Adjustments		GRM Code						
Lot Value		Gross Rent						
<b>Residential Data</b>		Indicated Value						
Type		<b>Multiple Regression</b>						
Condition	-	MRA Code						
Quality	-	Adusted R						
Architecture		Indicated Value						
Style		<b>Direct Comparables</b>						
Exterior Wall		Selection Model						
Base/Total Area	/	DEFAULT DEFAULT SELECTION MODEL						
Style		Adjustment Model						
HVAC		DEFAULT DEFAULT ADJUSTMENTS TABLE						
Roof Cover		Comparables						
Area on Slab		Indicated Value						
Fixture/RghIn	/	<b>Value Reconciliation</b>						
Bed/F/H Bath	//	Selected Approach						
Basement Area		Cost Approach						
Garage Type		Improvements						
Remodel		Lot Value						
Year/Eff Age	/	Indicated Value						
<b>Cost Approach</b>		Agland Value						
Manual :		11,757						
Base Cost	0.00	Site Improvements						
Roofing Adj	+ 0.00	Total Value						
Subfloor Adj	+ 0.00	11,757 0.00 Total Value Per SqFt						
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	+ 0							
Total RCN	= 0							
Depreciation ( 0%)	- 0							
Lump Sums	+ 0							
RCNLD	=							
Lot Value	+ 0.00							
Indicated Value	=							
Value Per SqFt	0.00							
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 06:37:22  
Page 3

### Agland Inventory

300003295

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
QC	QUINLAN-WDWARD 5-12%	CR	14			1.097	71	71	78	78
QC	QUINLAN-WDWARD 5-12%	NP	14			5.942	45	45	266	266
WB	WOODWARD 3-8%	CR	33			59.592	168	168	10,010	10,010
WB	WOODWARD 3-8%	NP	33			5.785	106	106	611	611
WD	WOODWARD-QUINLAN3-8%	CR	23			5.384	117	117	630	630
WD	WOODWARD-QUINLAN3-8%	NP	23			2.201	74	74	162	162
<b>NP Totals</b>						80.000			11,757	11,757
<b>Total Agland</b>						80.000			11,757	11,757