



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:39:57
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300003478 Parcel ID 0000-36-28N-23W-4-004-00 Cadastral ID 0000-28N-23W-36-4-004-00 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 102 - 4R-BUFFALO Name ID 13438 HARLAND, MARC & KIM HARLAND P O BOX 382 BUFFALO OK 73834-0000 Parcel Location Situs 3628N23W44 Subdivision Lot/Block / Parcel Size 40 - Acres Sec/Twn/Rng 36 / 28 / 23 / 4 Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO																																																																																																																									
Legal Description Lat/Long: 36.85974410 -99.61506756 SEC. 36-28-23 TRACT IN SE4 BOOK 756 PAGE 206																																																																																																																									
Exemptions <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>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>78.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value</td> <td>6,831</td> <td>6,831</td> <td>12%</td> <td>820</td> <td>Assessed</td> <td>43,039 3,388.89</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>363,017</td> <td>351,822</td> <td></td> <td>42,219</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000 -79.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>369,848</td> <td>358,653</td> <td></td> <td>43,039</td> <td>Total Taxable</td> <td>42,039 3,310.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	Remove Cap		Land Value	6,831	6,831	12%	820	Assessed	43,039 3,388.89	Year Frozen		Improvements	363,017	351,822		42,219	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -79.00	TIF Project ID	0	Total Value	369,848	358,653		43,039	Total Taxable	42,039 3,310.00	Sale History <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>544/647</td> <td>RODGERS, PHIL</td> <td>03/30/1999</td> <td>16,000</td> <td>Q</td> </tr> <tr> <td>/</td> <td>HARLAND, MARC</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	544/647	RODGERS, PHIL	03/30/1999	16,000	Q	/	HARLAND, MARC																																																							
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax																																																																																																																	
Remove Cap		Land Value	6,831	6,831	12%	820	Assessed	43,039 3,388.89																																																																																																																	
Year Frozen		Improvements	363,017	351,822		42,219	Penalty	0																																																																																																																	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -79.00																																																																																																																	
TIF Project ID	0	Total Value	369,848	358,653		43,039	Total Taxable	42,039 3,310.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
544/647	RODGERS, PHIL	03/30/1999	16,000	Q																																																																																																																					
/	HARLAND, MARC																																																																																																																								
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300003478</td><td>HARLAND, MARC &</td><td>102</td><td>369,848</td><td>1000</td><td>40,785</td><td>3,211.00</td></tr> <tr><td>2024</td><td>2024-300003478</td><td>HARLAND, MARC &</td><td>102</td><td>338,866</td><td>1000</td><td>33,103</td><td>2,696.00</td></tr> <tr><td>2023</td><td>2023-300003478</td><td>HARLAND, MARC &</td><td>102</td><td>306,806</td><td>1000</td><td>32,111</td><td>2,656.00</td></tr> <tr><td>2022</td><td>2022-300003478</td><td>HARLAND, MARC &</td><td>102</td><td>277,528</td><td>1000</td><td>31,146</td><td>2,562.00</td></tr> <tr><td>2021</td><td>2021-300003478</td><td>HARLAND, MARC &</td><td>102</td><td>281,336</td><td>1000</td><td>30,210</td><td>2,494.00</td></tr> <tr><td>2020</td><td>2020-300003478</td><td>HARLAND, MARC</td><td>102</td><td>281,336</td><td>1000</td><td>29,301</td><td>2,411.00</td></tr> <tr><td>2019</td><td>2019-0003478</td><td>HARLAND, MARC</td><td>102</td><td>284,266</td><td></td><td>28,418</td><td>2,355.00</td></tr> <tr><td>2018</td><td>2018-0003478</td><td>HARLAND, MARC</td><td>102</td><td>287,196</td><td></td><td>27,562</td><td>2,285.00</td></tr> <tr><td>2017</td><td>2017-0003478</td><td>HARLAND, MARC</td><td>102</td><td>270,099</td><td></td><td>26,730</td><td>2,222.00</td></tr> <tr><td>2016</td><td>2016-0003478</td><td>HARLAND, MARC</td><td>102</td><td>268,240</td><td></td><td>25,385</td><td>2,160.00</td></tr> <tr><td>2015</td><td>2015-0003478</td><td>HARLAND, MARC</td><td>102</td><td>260,012</td><td></td><td>24,617</td><td>1,954.00</td></tr> <tr><td>2014</td><td>2014-0003478</td><td>HARLAND, MARC</td><td>102</td><td>244,394</td><td></td><td>23,870</td><td>1,913.00</td></tr> <tr><td>2013</td><td>2013-0003478</td><td>HARLAND, MARC</td><td>102</td><td>246,809</td><td></td><td>23,147</td><td>1,844.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300003478	HARLAND, MARC &	102	369,848	1000	40,785	3,211.00	2024	2024-300003478	HARLAND, MARC &	102	338,866	1000	33,103	2,696.00	2023	2023-300003478	HARLAND, MARC &	102	306,806	1000	32,111	2,656.00	2022	2022-300003478	HARLAND, MARC &	102	277,528	1000	31,146	2,562.00	2021	2021-300003478	HARLAND, MARC &	102	281,336	1000	30,210	2,494.00	2020	2020-300003478	HARLAND, MARC	102	281,336	1000	29,301	2,411.00	2019	2019-0003478	HARLAND, MARC	102	284,266		28,418	2,355.00	2018	2018-0003478	HARLAND, MARC	102	287,196		27,562	2,285.00	2017	2017-0003478	HARLAND, MARC	102	270,099		26,730	2,222.00	2016	2016-0003478	HARLAND, MARC	102	268,240		25,385	2,160.00	2015	2015-0003478	HARLAND, MARC	102	260,012		24,617	1,954.00	2014	2014-0003478	HARLAND, MARC	102	244,394		23,870	1,913.00	2013	2013-0003478	HARLAND, MARC	102	246,809		23,147	1,844.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-300003478	HARLAND, MARC &	102	369,848	1000	40,785	3,211.00																																																																																																																		
2024	2024-300003478	HARLAND, MARC &	102	338,866	1000	33,103	2,696.00																																																																																																																		
2023	2023-300003478	HARLAND, MARC &	102	306,806	1000	32,111	2,656.00																																																																																																																		
2022	2022-300003478	HARLAND, MARC &	102	277,528	1000	31,146	2,562.00																																																																																																																		
2021	2021-300003478	HARLAND, MARC &	102	281,336	1000	30,210	2,494.00																																																																																																																		
2020	2020-300003478	HARLAND, MARC	102	281,336	1000	29,301	2,411.00																																																																																																																		
2019	2019-0003478	HARLAND, MARC	102	284,266		28,418	2,355.00																																																																																																																		
2018	2018-0003478	HARLAND, MARC	102	287,196		27,562	2,285.00																																																																																																																		
2017	2017-0003478	HARLAND, MARC	102	270,099		26,730	2,222.00																																																																																																																		
2016	2016-0003478	HARLAND, MARC	102	268,240		25,385	2,160.00																																																																																																																		
2015	2015-0003478	HARLAND, MARC	102	260,012		24,617	1,954.00																																																																																																																		
2014	2014-0003478	HARLAND, MARC	102	244,394		23,870	1,913.00																																																																																																																		
2013	2013-0003478	HARLAND, MARC	102	246,809		23,147	1,844.00																																																																																																																		



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:39:57
 Page 2

Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1 Topography Street Access Utilities Amenities Method Acre Base Lot Value 1.00 x 5,000.00 = 5,000 Factor Value Adjustments Lot Value 5,000		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,431 / 2,431
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	2,431 Total, 2,431 Partition
Garage Type	725 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2006 / 20

HOUSE	5/23/2024
-------	-----------

GRM Approach	
GRM Code	
Gross Rent	
Indicated Value	

Multiple Regression	
MRA Code	
Adusted 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	81.93	Total Misc Impr	+ 18,611
Roofing Adj	+ 3.58	Garage Cost	+ 18,395
Subfloor Adj	+ 0.00	Total RCN	= 382,524
Heat/Cool Adj	+ 10.77	Depreciation (23%)	- 87,980
Plumbing Adj	+ 5.44	Lump Sums	+ 0
Basement Adj	+ 40.41	RCNLD	= 294,544
Adj Base Cost	= 142.13	Lot Value	+ 5,000
Total Area	x 2,431	Indicated Value	= 299,544
Adjusted Cost	= 345,518	Value Per SqFt	123.22

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	294,544		
Lot Value	5,000		
Indicated Value	299,544	123.22	Per SqFt
Agland Value	1,831		
Site Improvements	83,186		
Total Value	384,561	158.19	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Msn Cls A	0		1	1	4,783.32		4,783
PATO	Slab Porch - Open	1723	15x14		210	8.85		1,859
PRCH	Slab Porch - Open	1725	37x10		370	21.96		8,125
PATC	Patio - Covered	1727	280		280	13.73		3,844



Harper

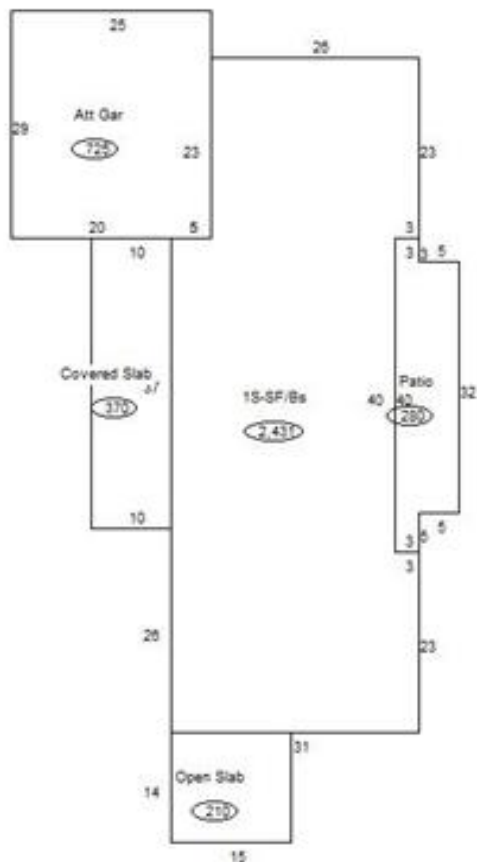
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:39:57
 Page 3

Sketch Image

300003478



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PATO		20	Open Slab	210	1.000	210
2	R	1	Basement	20	1S-SF/Bs	2,431	1.000	2,431
3	M	PRCH		20	Covered Slab	370	1.000	370
4	G	1		20	Att Gar	725	1.000	725
5	M	PATC		20	Patio	280	1.000	280
Total Building Area						2,431		2,431



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:39:57
Page 4

300003478

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PACN	Paving - Concrete NEW SHED	36x15x0			540	
	Qual	3 Cond 3	Year 2024	Eff Age	2		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD	
		Base Cost (4.16 x 540)	2,246		2,246	225	2,021
	PACN	Paving - Concrete BEHIND NEW SHED	20x8x0			160	
	Qual	3 Cond 3	Year 2024	Eff Age	2		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD	
		Base Cost (6.21 x 160)	994		994	99	895
	UTIL	Utility Building	60x36x14		Formed Metal	2,160	
	Qual	3 Cond 3	Year 2024	Eff Age	2		
	Valuation Summary		Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD	
		Base Cost (24.85 x 2,160)	53,676		53,676	1,610	52,066
	ASC	Awning/Shelter in Pens	20x18x8	Dirt	Formed Metal	360	
	Qual	3 Cond 3	Year 2012	Eff Age	11		
	Valuation Summary		Modifier Total	RCN	Depr (48% Phys/ % Func)	RCNLD	
		Base Cost (3.88 x 360)	1,397		1,397	671	726
	SHDS	Shipping/Storage Container	22x8x8	Base	Formed Metal	176	
	Qual	3 Cond 3	Year 2012	Eff Age	14		
	Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD	
		Base Cost (21.35 x 176)	3,758		3,758	1,841	1,917
	LOAF	Loafing Shed Far North	24x14x8	Dirt	Formed Metal	336	
	Qual	3 Cond 3	Year 2012	Eff Age	14		
	Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD	
		Base Cost (6.06 x 336)	2,036		2,036	998	1,038
	UTIL	Utility Bldg	50x36x10	Concrete	Formed Metal	1,800	
	Qual	3 Cond 3	Year 2007	Eff Age	19		
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD	
		Base Cost (23.89 x 1,800)	43,002		43,002	19,781	23,221



Harper



Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:39:57
Page 5

300003478

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PACN	Paving - Concrete DRIVE	24x24x0			576	
	Qual	3	Cond 3	Year 2006	Eff Age 20		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (4.15 x 576)	2,390		2,390	1,912	478
 <small>0000-36-28N-23W-4-004-00 3478 11/06/2020</small>	LNT0	Lean To - Attached Eq Shed	50x15x6		Dirt Formed Metal	750	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (5.49 x 750)	4,118		4,118	3,294	824



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 06:39:57
Page 6

Agland Inventory

300003478

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
PE	PRATT LOAMY DUNED	NP	20			1.886	64	64	121	121
QA	QUINLAN LOAM	NP	11			4.113	35	35	145	145
QC	QUINLAN-WDWARD 5-12%	NP	14			5.163	45	45	231	231
TE	TIVOLI-QUINLAN	NP	12			23.899	38	38	918	918
WB	WOODWARD 3-8%	NP	33			3.939	106	106	416	416
NP Totals						39.000			1,831	1,831
Total Agland						39.000			1,831	1,831