



# 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   | 300003681                |                     |            |             | No Image On File |                           |               |             |        |  |  |  |  |  |
| Parcel ID   | 0000-10-28N-25W-4-001-00 |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Cadastral ID  | 0000-28N-25W-10-4-001-00 |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Property Type   | REAL - Real Property     |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Property Class  | RA                       | VI Area             | 3          |             |                  |                           |               |             |        |  |  |  |  |  |
| Tax Area  | 102 - 4R-BUFFALO         |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Name ID   | 13941                    |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| ESTEP, DEREK &<br>KENDRA ESTEP  |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| 635 N 177 RD<br>ROSSTON OK 73855-0000   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <b>Parcel Location</b>  |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Situs   | 1028N25W41               |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Subdivision   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Lot/Block   | /                        | Parcel Size         | 80 - Acres |             |                  |                           |               |             |        |  |  |  |  |  |
| Sec/Twn/Rng   | 10 / 28 / 25 / 4         |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Neighborhood  | 1000 - COUNTY            |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| School District   | 4-BUFFAL - 4-BUFFALO     |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <b>Legal Description</b> Lat/Long: 36.92186577 -99.89571920   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <b>Building Permits</b>   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| SEC.10-28-25 S2SE4 BOOK 700 PAGE 537  |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <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      |                  |                           |               |             |        |  |  |  |  |  |
|   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <b>Exemptions</b>   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| <b>Sale History</b>   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Code  | Type                     | Active              | Maximum    | Exemption   | Bk/Pg            | Grantor                   | Date          | Price       | Code   |  |  |  |  |  |
|   |                          |                     |            |             | 700/537          | WILMOT, ERIC CARSON       | 08/26/2014    | 67,833      | MQ     |  |  |  |  |  |
|   |                          |                     |            |             | 639/525          | WILMOT, ERIC CARSON, ETAL | 06/29/2008    | 40,000      | 04     |  |  |  |  |  |
|   |                          |                     |            |             | 584/616          | OSBORN, SHIRLEY JOYCE     | 06/20/2003    | 44,000      | MQ     |  |  |  |  |  |
| <b>Parcel Valuation</b>   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Source  | REAL                     | Fair Cash           | Capped     | Asmnt Level | Assessed         | Levy Rate                 | 78.740        | Current Tax |        |  |  |  |  |  |
| Remove Cap  |                          | Land Value          | 4,092      | 4,092       | 12%              | 491                       | Assessed      | 491         | 38.66  |  |  |  |  |  |
| 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         | 4,092      | 4,092       |                  | 491                       | Total Taxable | 491         | 39.00  |  |  |  |  |  |
| <b>Assessment History</b>   |                          |                     |            |             |                  |                           |               |             |        |  |  |  |  |  |
| Tax Year  | Statement Number         | Billed Owner        | Tax Area   | Total Value | Exemptions       | Taxable Value             | Billed Tax    |             |        |  |  |  |  |  |
| 2025  | 2025-300003681           | ESTEP, DEREK &      | 102        | 4,092       | 0                | 491                       | 39.00         |             |        |  |  |  |  |  |
| 2024  | 2024-300003681           | ESTEP, DEREK &      | 102        | 4,092       | 0                | 491                       | 40.00         |             |        |  |  |  |  |  |
| 2023  | 2023-300003681           | ESTEP, DEREK &      | 102        | 4,092       | 0                | 491                       | 41.00         |             |        |  |  |  |  |  |
| 2022  | 2022-300003681           | ESTEP, DEREK &      | 102        | 4,656       | 0                | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2021  | 2021-300003681           | ESTEP, DEREK &      | 102        | 4,656       | 0                | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2020  | 2020-300003681           | ESTEP, DEREK &      | 102        | 4,656       | 0                | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2019  | 2019-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2018  | 2018-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2017  | 2017-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 46.00         |             |        |  |  |  |  |  |
| 2016  | 2016-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 48.00         |             |        |  |  |  |  |  |
| 2015  | 2015-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 44.00         |             |        |  |  |  |  |  |
| 2014  | 2014-0003681             | ESTEP, DEREK &      | 102        | 4,656       |                  | 559                       | 45.00         |             |        |  |  |  |  |  |
| 2013  | 2013-0003681             | WILMOT, ERIC CARSON | 102        | 4,656       |                  | 559                       | 45.00         |             |        |  |  |  |  |  |



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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               |             | GRM Approach                      |      |      |       |           |      |       |
| Adjustments                |             | GRM Code                          |      |      |       |           |      |       |
| Lot Value                  |             | Gross Rent                        |      |      |       |           |      |       |
| Residential Data           |             | Indicated Value                   |      |      |       |           |      |       |
| Type                       |             | Multiple Regression               |      |      |       |           |      |       |
| Condition                  | -           | MRA Code                          |      |      |       |           |      |       |
| Quality                    | -           | Adusted R                         |      |      |       |           |      |       |
| Architecture               |             | Indicated Value                   |      |      |       |           |      |       |
| Style                      |             | Direct Comparables                |      |      |       |           |      |       |
| 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              | /           | Value Reconciliation              |      |      |       |           |      |       |
| Bed/F/H Bath               | / /         | Selected Approach                 |      |      |       |           |      |       |
| Basement Area              |             | Cost Approach                     |      |      |       |           |      |       |
| Garage Type                |             | Improvements                      |      |      |       |           |      |       |
| Remodel                    |             | Lot Value                         |      |      |       |           |      |       |
| Year/Eff Age               | /           | Indicated Value                   |      |      |       |           |      |       |
| Cost Approach              |             | Agland Value                      |      |      |       |           |      |       |
| Manual :                   |             | 4,092                             |      |      |       |           |      |       |
| Base Cost                  | 0.00        | Site Improvements                 |      |      |       |           |      |       |
| Roofing Adj                | + 0.00      | Total Value                       |      |      |       |           |      |       |
| Subfloor Adj               | + 0.00      | 4,092 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        |                                   |      |      |       |           |      |       |
| 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 |
|---------------------|----------------------|----------|-----|----------|----------|--------|----------|----------|-----------|--------------|
| LD                  | LOAMY ALLUVIAL LAND  | NP       | 33  |          |          | .141   | 106      | 106      | 15        | 15           |
| QA                  | QUINLAN LOAM         | NP       | 11  |          |          | 46.564 | 35       | 35       | 1,639     | 1,639        |
| QC                  | QUINLAN-WDWARD 5-12% | NP       | 14  |          |          | 5.379  | 45       | 45       | 241       | 241          |
| WB                  | WOODWARD 3-8%        | NP       | 33  |          |          | 4.459  | 106      | 106      | 471       | 471          |
| WD                  | WOODWARD-QUINLAN3-8% | NP       | 23  |          |          | 23.457 | 74       | 74       | 1,726     | 1,726        |
| <b>NP Totals</b>    |                      |          |     |          |          | 80.000 |          |          | 4,092     | 4,092        |
| <b>Total Agland</b> |                      |          |     |          |          | 80.000 |          |          | 4,092     | 4,092        |