



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:42:47
 Page 1

Assessment Data					Primary Image									
Account	300003685				No Image On File									
Parcel ID	0000-11-28N-25W-3-001-00													
Cadastral ID	0000-28N-25W-11-3-001-00													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	3											
Tax Area	102 - 4R-BUFFALO													
Name ID	13941													
ESTEP, DEREK & KENDRA ESTEP														
635 N 177 RD ROSSTON OK 73855-0000														
Parcel Location														
Situs	1128N25W31													
Subdivision														
Lot/Block	/	Parcel Size	160 - Acres											
Sec/Twn/Rng	11 / 28 / 25 / 3													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.93103498 -99.91401008														
Building Permits														
SEC.11-28-25 S2SW4; W2SE4 BOOK 713 PAGE 535														
<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														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					713/535	WAUGH, MARIAN LOIS, ETAL	12/11/2015	180,500	Q					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	15,280	15,280	12%	1,834	Assessed	1,834	144.41					
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	15,280	15,280		1,834	Total Taxable	1,834	144.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300003685	ESTEP, DEREK &	102	15,280	0	1,834	144.00							
2024	2024-300003685	ESTEP, DEREK &	102	15,280	0	1,834	149.00							
2023	2023-300003685	ESTEP, DEREK &	102	15,280	0	1,834	152.00							
2022	2022-300003685	ESTEP, DEREK &	102	18,234	0	2,188	180.00							
2021	2021-300003685	ESTEP, DEREK &	102	18,234	0	2,188	181.00							
2020	2020-300003685	ESTEP, DEREK &	102	18,234	0	2,188	180.00							
2019	2019-0003685	ESTEP, DEREK &	102	18,234		2,188	181.00							
2018	2018-0003685	ESTEP, DEREK &	102	18,234		2,188	181.00							
2017	2017-0003685	ESTEP, DEREK &	102	18,234		2,188	182.00							
2016	2016-0003685	ESTEP, DEREK &	102	18,234		2,188	186.00							
2015	2015-0003685	WAUGH, MARIAN LOIS, ETAL	102	18,234		2,188	174.00							
2014	2014-0003685	WAUGH, MARIAN LOIS, ETAL	102	18,234		2,188	175.00							
2013	2013-0003685	WAUGH, MARIAN LOIS, ETAL	102	18,234		2,188	174.00							



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 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 Adjustments Lot Value				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 Value Reconciliation Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 13,649 Site Improvements Total Value 13,649 0.00 Total Value Per SqFt				
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 /								
Cost Approach		Manual :						
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 0					
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 0					
Total Area	x	Indicated Value	= 0					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Time 06:42:47
Page 3

Agland Inventory

300003685

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CA	CAREY SILT 1-3%	IP	50			7.553	197	197	1,488	1,488
CA	CAREY SILT 1-3%	NP	50			2.696	160	160	431	431
QA	QUINLAN LOAM	NP	11			50.960	35	35	1,794	1,794
QA	QUINLAN LOAM	IP	11			11.130	43	43	482	482
QC	QUINLAN-WDWARD 5-12%	IP	14			6.333	55	55	349	349
QC	QUINLAN-WDWARD 5-12%	NP	14			1.585	45	45	71	71
WB	WOODWARD 3-8%	IP	33			25.107	130	130	3,264	3,264
WB	WOODWARD 3-8%	NP	33			54.637	106	106	5,770	5,770
NP Totals						160.000			13,649	13,649
Total Agland						160.000			13,649	13,649