



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:47:20
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Assessment Data					Primary Image									
Account	300004001													
Parcel ID	0000-21-29N-22W-2-001-00													
Cadastral ID	0000-29N-22W-21-2-001-00													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	2											
Tax Area	102 - 4R-BUFFALO													
Name ID	14063													
CHASE, WILMA J.														
710 NW 3RD BUFFALO OK 73834-0000														
Parcel Location														
Situs	2129N22W21													
Subdivision														
Lot/Block	/	Parcel Size	3 - Acres											
Sec/Twn/Rng	21 / 29 / 22 / 2													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.98757052 -99.62835198														
SEC. 21-29-22 3 A. TRACT IN SW4NW4 BOOK 755 PAGE 603 LIFE ESTATE, REMAINDERMEN(CARRIE ANN HITT, TROY MICHAEL COMER, TERRY CHASE COMER)UND 1/3 EA														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	CHASE, WILMA J.								
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	6,500	6,500	12%	780	Assessed	1,021	80.39					
Year Frozen		Improvements	2,011	2,011		241	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	8,511	8,511		1,021	Total Taxable	1,021	80.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300004001	CHASE, WILMA J.	102	8,511	0	1,021	80.00							
2024	2024-300004001	CHASE, WILMA J.	102	11,177	0	1,107	90.00							
2023	2023-300004001	CHASE, WILMA J.	102	8,785	0	1,054	87.00							
2022	2022-300004001	CHASE, WILMA J.	102	8,785	0	1,054	87.00							
2021	2021-300004001	CHASE, WILMA J.	102	8,832	0	1,060	88.00							
2020	2020-300004001	CHASE, WILMA J.	102	8,832	0	1,060	87.00							
2019	2019-0004001	CHASE, WILMA J.	102	8,832		1,060	88.00							
2018	2018-0004001	CHASE, WILMA J.	102	8,832		1,060	88.00							
2017	2017-0004001	CHASE, WILMA J.	102	8,832		1,060	88.00							
2016	2016-0004001	CHASE, WILMA J.	102	20,574		1,386	118.00							
2015	2015-0004001	HEIDE, JOHN H. LIFE EST.	102	19,945		1,345	107.00							
2014	2014-0004001	HEIDE, JOHN H. LIFE EST.	102	18,911		1,306	105.00							
2013	2013-0004001	HEIDE, JOHN H. LIFE EST.	102	18,911		1,268	101.00							



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 3 Topography Street Access Utilities Amenities Method Acre Base Lot Value 3.00 x 2,166.67 = 6,500 Factor Value Adjustments Lot Value 6,500		

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	/

0000-21-29N-22W-2-001-00 05/21/24
 OLD HOUSE / YARD SHED 5/23/2024

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	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	+ 6,500
Total Area	x	Indicated Value	= 6,500
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	6,500		
Indicated Value	6,500	0.00	Per SqFt
Agland Value			
Site Improvements	2,036		
Total Value	8,536	0.00	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Wood / OLD HOUSE SAL. VALUE	30x30x8	Base	Composition Roll	900	
	Qual	1	Cond	1	Year	1935	Eff Age
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (11.31 x 900)	10,179	10,179	8,143	2,036	