




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:50:23
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Assessment Data					Primary Image																																																																																																																				
Account 300004213 Parcel ID 0000-25-29N-24W-2-002-00 Cadastral ID 0000-29N-24W-25-2-002-00 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 102 - 4R-BUFFALO Name ID 14153 WILKINSON, DELISA JAN, ETVIR RT 2, BOX 9-D 19113 US HIWAY 64 BUFFALO OK 73834-0000 Parcel Location Situs 00344 N 184 RD Subdivision Lot/Block / Parcel Size 120 - Acres Sec/Twn/Rng 25 / 29 / 24 / 2 Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO					 <p>FRONT OF HOUSE 6/17/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.96560199 -99.75554448 SEC.25-29-24 S2NW4; N2N2SW4																																																																																																																									
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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% Frame, Plywood or Hardboard
Base/Total Area	784 / 784
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1935 / 91

0000-25-29N-24W-2-002-00	6/17/25
FRONT OF HOUSE	6/17/2025

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	98.57	Total Misc Impr	+ 13,638
Roofing Adj	+ 4.77	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 102,379
Heat/Cool Adj	+ 1.73	Depreciation (80%)	- 81,903
Plumbing Adj	+ 8.13	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 20,476
Adj Base Cost	= 113.19	Lot Value	+ 5,000
Total Area	x 784	Indicated Value	= 25,476
Adjusted Cost	= 88,741	Value Per SqFt	32.49

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	20,476		
Lot Value	5,000		
Indicated Value	25,476	32.49	Per SqFt
Agland Value	21,474		
Site Improvements	8,973		
Total Value	55,923	71.33	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	1979	5x5		25	9.78		245
EPSW	Enclosed Porch - Solid Wall	1980	28x8		224	58.74		13,158
PATO	Slab Porch - Open	1981	6x4		24	9.78		235



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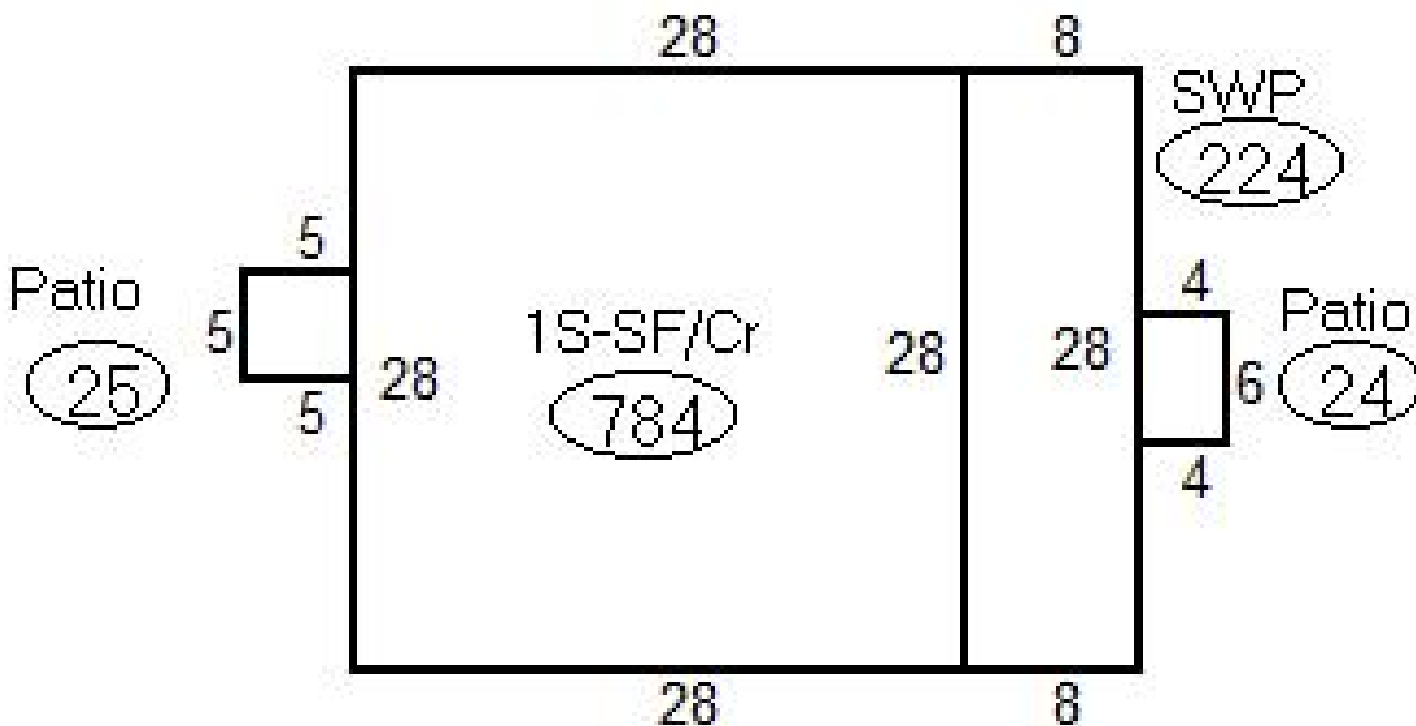
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Sketch Image

300004213



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	784	1.000	784
2	M	PATO		20	Patio	25	1.000	25
3	M	EPSW		20	SWP	224	1.000	224
4	M	PATO		20	Patio	24	1.000	24
Total Building Area						784		784



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BNGP	Barn - General Purpose	33x26x12		Galvanized Metal	858	
	Qual	3	Cond 2.75	Year 1980	Eff Age 48		
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)		RCNLD
	Base Cost (19.07 x 858)		16,362		16,362	11,453	4,909
	SHDS	Yard Shed - Wood	38x30x10		Composition Shingle	1,140	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)		RCNLD
	Base Cost (17.49 x 1,140)		19,939		19,939	15,951	3,988
	PACN	Paving - Concrete	0x0x0			49	
	Qual	3	Cond 3	Year 1980	Eff Age 46		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)		RCNLD
	Base Cost (7.80 x 49)		382		382	306	76



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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
CA	CAREY SILT 1-3%	CR	50			49.255	255	255	12,535	12,535
CA	CAREY SILT 1-3%	NP	50			19.285	160	160	3,086	3,086
QC	QUINLAN-WDWARD 5-12%	NP	14			6.786	45	45	304	304
WB	WOODWARD 3-8%	CR	33			13.356	168	168	2,243	2,243
WB	WOODWARD 3-8%	NP	33			18.270	106	106	1,929	1,929
WD	WOODWARD-QUINLAN3-8%	CR	23			11.279	117	117	1,320	1,320
WD	WOODWARD-QUINLAN3-8%	NP	23			.769	74	74	57	57
NP Totals						119.000			21,474	21,474
Total Agland						119.000			21,474	21,474