



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	300004545			No Image On File						
Parcel ID	0040-00-019-001-0-001-00									
Cadastral ID	0040-019-001-00-0-001-00									
Property Type	REAL - Real Property									
Property Class	RA	VI Area	1							
Tax Area	102 - 4R-BUFFALO									
Name ID	13241									
SELMAN, ROBERT E. REVOCABLE TRUST										
% BANK OF OK ATTN:RPS										
PO BOX 24128 OKLAHOMA CITY OK 73124-0000										
Parcel Location										
Situs	Salt Springs									
Subdivision	SALT SPRINGS									
Lot/Block	0001 / 0019	Parcel Size	2.06 - Acres							
Sec/Twn/Rng	/ / /									
Neighborhood	1000 - COUNTY									
School District	4-BUFFAL - 4-BUFFALO									
Legal Description				Building Permits						
Lat/Long: 36.61334439 -99.94054681										
SALT SPRINGS BLOCK 19 LOTS 1 THRU 24 BOOK 490 PAGE 632				Number	Description	Opened	Closed	Amount		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
Parcel Valuation										
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax		
Remove Cap		Land Value	283	283	12%	34	Assessed	34	2.68	
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	283	283		34	Total Taxable	34	3.00	
Assessment History										
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax			
2025	2025-300004545	SELMAN, ROBERT E. REVOCABLE TRUST	102	283	0	34	3.00			
2024	2024-300004545	SELMAN, ROBERT E. REVOCABLE TRUST	102	283	0	34	3.00			
2023	2023-300004545	SELMAN, ROBERT E. REVOCABLE TRUST	102	283	0	34	3.00			
2022	2022-300004545	SELMAN, ROBERT E. (TRUST)	102	283	0	34	3.00			
2021	2021-300004545	SELMAN, ROBERT E. (TRUST)	102	283	0	34	3.00			
2020	2020-300004545	SELMAN, ROBERT E. (TRUST)	102	283	0	34	3.00			
2019	2019-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2018	2018-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2017	2017-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2016	2016-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2015	2015-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2014	2014-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			
2013	2013-0004545	SELMAN, ROBERT E. (TRUST)	102	283		34	3.00			



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Lot Data		-		Primary Image				
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities Method Base Lot Value Factor Value Adjustments Lot Value								
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 /				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 :		Value Reconciliation				
Base Cost	0.00	Total Misc Impr	+	0	Selected Approach Cost Approach			
Roofing Adj	+ 0.00	Garage Cost	+		Improvements			
Subfloor Adj	+ 0.00	Total RCN	=	0	Lot Value			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0	Indicated Value			
Plumbing Adj	+ 0.00	Lump Sums	+	0	Agland Value 283			
Basement Adj	+ 0.00	RCNLD	=		Site Improvements			
Adj Base Cost	= 0.00	Lot Value	+		Total Value 283 0.00 Total Value Per SqFt			
Total Area	x	Indicated Value	=					
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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Agland Inventory

300004545

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
LA	LAS ANIMAS SOILS	NP	43	LPI		2.060	138	138	283	283
NP Totals						2.060			283	283
Total Agland						2.060			283	283