



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:55:19
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Assessment Data					Primary Image																																																																																																																				
Account 300004617 Parcel ID 0050-00-010-010-0-00 - Cadastral ID 0050-010-010-00-0-001-00 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 102 - 4R-BUFFALO Name ID 25063 WEBB, JEROMY & KASSIE WEBB PO BOX 42 BUFFALO OK 73834- Parcel Location Situs Selman 202721 Subdivision SELMAN Lot/Block 0010 / 0010 Parcel Size 15 - Lots Sec/Twn/Rng / / / Neighborhood 1000 - COUNTY School District 4-BUFFAL - 4-BUFFALO																																																																																																																									
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Legal Description Lat/Long: 36.73835292 -99.51674936					Building Permits																																																																																																																				
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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	
Topography	
Street Access	
Utilities	
Amenities	
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



0050-00-010-010-0-00 CHICKEN COOP (NEW 2025) 9/15/2025

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 :	
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

Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value			
Indicated Value		0.00	Per SqFt
Agland Value	230		
Site Improvements	3,513		
Total Value	3,743	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	SHED / CHICKEN COOP	40x12x10		Galvanized Metal	480
	Qual 2	Cond 2	Year 2015	Eff Age 13		
Valuation Summary		Modifier Total	RCN	Depr (47% Phys/ % Func)		RCNLD
Base Cost (13.81 x 480)		6,629		6,629 3,116		3,513



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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
SA	ST.PAUL 0-1%	NP	60	LPI		1.200	192	192	230	230
NP Totals						1.200			230	230
Total Agland						1.200			230	230