



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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 Time 06:57:00  
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Assessment Data					Primary Image									
Account	300004750													
Parcel ID	1001-00-006-017-0-001-00													
Cadastral ID	1001-006-017-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 1												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	12480													
RANDOLPH, DANNY & SHERRY RANDOLPH														
P O BOX 673 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00215 SE SECOND													
Subdivision	BUFFALO ORIG													
Lot/Block	0017 / 0006	Parcel Size 4 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.83210615 -99.62778311														
HOUSE 1/6/2023														
Building Permits														
BUFFALO ORIG. BLOCK 6 LOTS: 17-18-19-20														
<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					
					768/10	INGRAHAM, DARRALL &	05/02/2022	25,000	Q					
					587/439	HUGABOOM, ELDON ETAL	10/04/2003	10,000	UV					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap	2023	Land Value	4,200	4,200	12%	Assessed	3,451	271.73						
Year Frozen		Improvements	24,558	24,558		Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	28,758	28,758	3,451	Total Taxable	3,451	272.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300004750	RANDOLPH, DANNY &	201	28,758	0	3,307	260.00							
2024	2024-300004750	RANDOLPH, DANNY &	201	29,356	0	3,151	257.00							
2023	2023-300004750	RANDOLPH, DANNY &	201	25,000	0	3,000	248.00							
2022	2022-300004750	RANDOLPH, DANNY &	201	29,283	0	3,132	258.00							
2021	2021-300004750	INGRAHAM, DARRALL &	201	29,283	1000	1,983	164.00							
2020	2020-300004750	INGRAHAM, DARRALL &	201	29,283	1000	1,896	156.00							
2019	2019-0004750	INGRAHAM, DARRALL &	201	29,356		1,811	150.00							
2018	2018-0004750	INGRAHAM, DARRALL &	201	29,356		1,730	143.00							
2017	2017-0004750	INGRAHAM, DARRALL &	201	29,356		1,650	137.00							
2016	2016-0004750	INGRAHAM, DARRALL &	201	29,356		1,574	134.00							
2015	2015-0004750	INGRAHAM, DARRALL &	201	29,442		1,499	119.00							
2014	2014-0004750	INGRAHAM, DARRALL &	201	22,709		1,426	114.00							
2013	2013-0004750	INGRAHAM, DARRALL &	201	29,211		1,355	108.00							



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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	100 x 140	
Lot Count		
Units Buildable	4200	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,000.00 x .30 = 4,200	
Factor Value		
Adjustments		
Lot Value	4,200	

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	941 / 941
Style	100% One Story
HVAC	100% Warmed & Cooled Air
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	1940 / 86

HOUSE	1/6/2023
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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	22,404		
Lot Value	4,200		
Indicated Value	26,604	28.27	Per SqFt
Agland Value			
Site Improvements	2,146		
Total Value	28,750	30.55	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	92.89	Total Misc Impr	+ 3,872
Roofing Adj	+ 4.50	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 112,021
Heat/Cool Adj	+ 10.77	Depreciation ( 80%)	- 89,617
Plumbing Adj	+ 6.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 22,404
Adj Base Cost	= 114.93	Lot Value	+ 4,200
Total Area	x 941	Indicated Value	= 26,604
Adjusted Cost	= 108,149	Value Per SqFt	28.27

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	2134	17x5		85	40.14		3,412
PATO	OPEN PORCH	2135	9x3		27	9.78		264
PATO	Slab Porch - Open	2137	5x4		20	9.78		196



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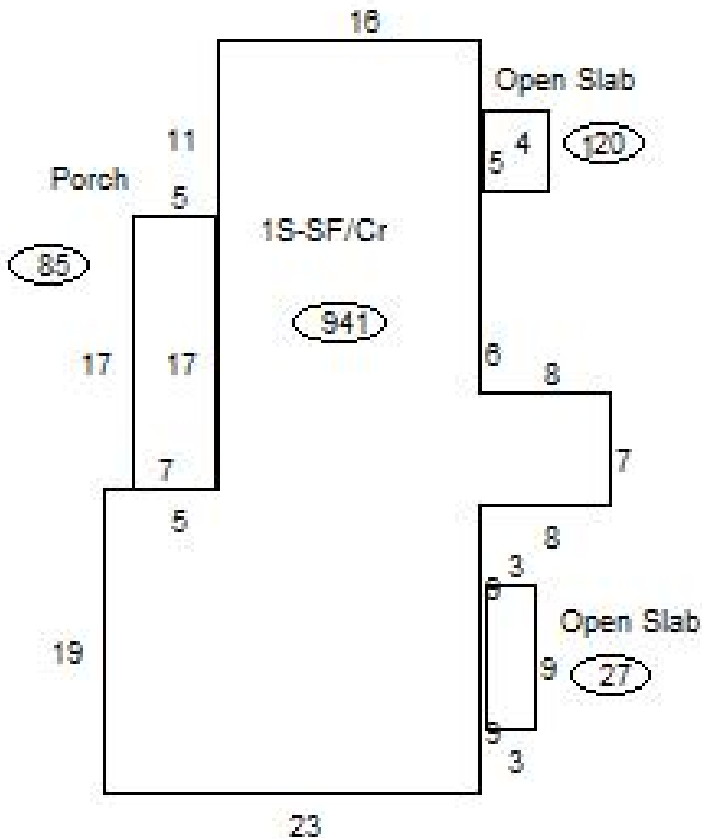
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	RSPC		20	Porch	85	1.000	85
2	M	PATO		20	Open Slab	27	1.000	27
3	R	1	Crawl	20	1S-SF/Cr	941	1.000	941
4	M	PATO		20	Open Slab	20	1.000	20
<b>Total Building Area</b>						941		941



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Wood	10x6x6		Composition Shingle	60	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (28.59 x 60)		1,715		1,715	1,201	514
	SHDS	Yard Shed - Wood	10x12x6		Formed Metal	120	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (22.67 x 120)		2,720		2,720	1,904	816
	SHDS	Yard Shed - Wood	10x12x6		Composition Shingle	120	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (22.67 x 120)		2,720		2,720	1,904	816