



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 | 300004751 | | | | <p>1001-00-006-021-0-001-00_001.JPG 1/6/2023</p> | | | | | | | | | |
| Parcel ID | 1001-00-006-021-0-001-00 | | | | | | | | | | | | | |
| Cadastral ID | 1001-006-021-00-0-001-00 | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | |
| Property Class | UR | VI Area 1 | | | | | | | | | | | | |
| Tax Area | 201 - 4T-BUFFALO-C | | | | | | | | | | | | | |
| Name ID | 14336 | | | | | | | | | | | | | |
| CARPENTER, LEWIS, ETUX | | | | | | | | | | | | | | |
| RT 2 BOX 1330 | | | | | | | | | | | | | | |
| BUFFALO OK 73834-0000 | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | |
| Situs | 00205 SE SECOND | | | | | | | | | | | | | |
| Subdivision | BUFFALO ORIG | | | | | | | | | | | | | |
| Lot/Block | 0021 / 0006 | Parcel Size 4 - Lots | | | | | | | | | | | | |
| Sec/Twn/Rng | / / / | | | | | | | | | | | | | |
| Neighborhood | 100100 - BUFFALO ORIG/MILLERS | | | | | | | | | | | | | |
| School District | 4-BUFFAL - 4-BUFFALO | | | | | | | | | | | | | |
| Legal Description | | | | | | | | | | | | | | |
| Lat/Long: 36.82840107 -99.62894154 | | | | | | | | | | | | | | |
| BUFFALO ORIG. BLOCK 6 LOTS: 21 THRU 24 | | | | | | | | | | | | | | |
| 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 colspan="5"> </td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Exemptions | | | | | | | | | | | | | | |
| <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td colspan="5"> </td> </tr> </tbody> </table> | | | | | Code | Type | Active | Maximum | Exemption | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Sale History | | | | | | | | | | | | | | |
| <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td colspan="5"> </td> </tr> </tbody> </table> | | | | | Bk/Pg | Grantor | Date | Price | Code | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 78.740 | Current Tax | | | | | | |
| Remove Cap | 2020 | Land Value | 4,200 | 4,200 | 12% | 504 | Assessed | 4,470 | 351.97 | | | | | |
| Year Frozen | | Improvements | 33,050 | 33,050 | | 3,966 | Penalty | 0 | | | | | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | | |
| TIF Project ID | 0 | Total Value | 37,250 | 37,250 | | 4,470 | Total Taxable | 4,470 | 352.00 | | | | | |
| Assessment History | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | |
| 2025 | 2025-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 37,250 | 0 | 4,470 | 352.00 | | | | | |
| 2024 | 2024-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 39,216 | 0 | 4,557 | 371.00 | | | | | |
| 2023 | 2023-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 36,168 | 0 | 4,340 | 359.00 | | | | | |
| 2022 | 2022-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 36,168 | 0 | 4,340 | 357.00 | | | | | |
| 2021 | 2021-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 36,168 | 0 | 4,340 | 358.00 | | | | | |
| 2020 | 2020-300004751 | CARPENTER, LEWIS, ETUX | | | 201 | 36,168 | 0 | 4,340 | 357.00 | | | | | |
| 2019 | 2019-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 35,172 | | 3,372 | 279.00 | | | | | |
| 2018 | 2018-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 35,172 | | 3,212 | 266.00 | | | | | |
| 2017 | 2017-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 35,172 | | 3,059 | 254.00 | | | | | |
| 2016 | 2016-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 35,172 | | 2,913 | 248.00 | | | | | |
| 2015 | 2015-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 35,284 | | 2,774 | 220.00 | | | | | |
| 2014 | 2014-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 31,368 | | 2,642 | 212.00 | | | | | |
| 2013 | 2013-0004751 | CARPENTER, LEWIS, ETUX | | | 201 | 34,878 | | 2,517 | 200.00 | | | | | |



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| Lot Data | Square-Foot - BUFFALO ORIGMILLERS | Primary Image |
|-----------------|-----------------------------------|--|
| Lot Size | 100 x 140 | <p>1001-00-006-021-0-001-00_001.JPG 1/6/2023</p> |
| 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% Split Level |
| Exterior Wall | 75% Veneer, Stone 25% Frame, Siding, Vinyl |
| Base/Total Area | 1,228 / 1,228 |
| Style | 100% Split Level |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 4 Metal, Preformed |
| Area on Slab | 0 |
| Fixture/RghIn | 8 / |
| Bed/F/H Bath | 3 / 2.0 / |
| Basement Area | |
| Garage Type | 216 Detached Garage - Unfinished |
| Remodel | |
| Year/Eff Age | 1930 / 96 |

| Cost Approach | | Manual : | |
|---------------|-----------|---------------------|-----------|
| Base Cost | 93.30 | Total Misc Impr | + 3,624 |
| Roofing Adj | + 5.01 | Garage Cost | + 10,085 |
| Subfloor Adj | + 0.00 | Total RCN | = 157,446 |
| Heat/Cool Adj | + 10.77 | Depreciation (80%) | - 125,957 |
| Plumbing Adj | + 7.97 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 31,489 |
| Adj Base Cost | = 117.05 | Lot Value | + 4,200 |
| Total Area | x 1,228 | Indicated Value | = 35,689 |
| Adjusted Cost | = 143,737 | Value Per SqFt | 29.06 |

| GRM Approach |
|-----------------|
| GRM Code |
| Gross Rent |
| Indicated Value |

| Multiple Regression |
|---------------------|
| MRA Code |
| Adusted 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 | 31,489 | | |
| Lot Value | 4,200 | | |
| Indicated Value | 35,689 | 29.06 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 1,691 | | |
| Total Value | 37,380 | 30.44 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | Slab Porch - Covered | 2138 | 23x7 | | 161 | 22.51 | | 3,624 |



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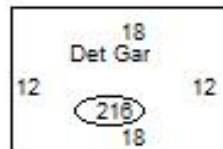
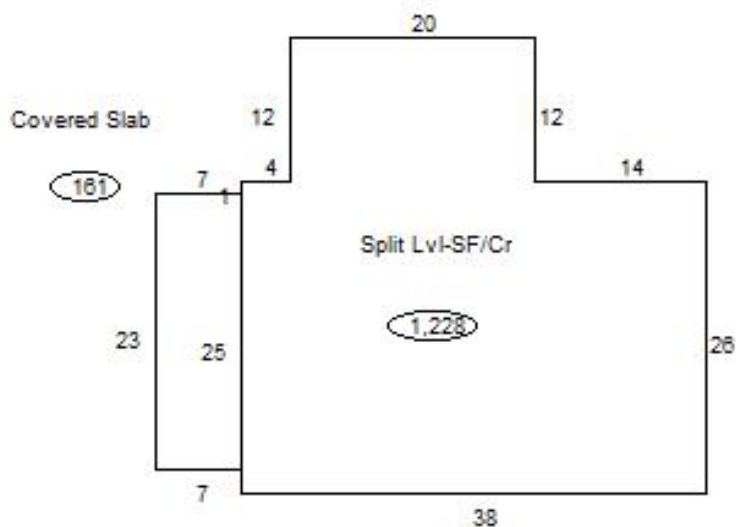
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|-----------------|-----------|------------|------------|
| 1 | M | PRCH | | 20 | Covered Slab | 161 | 1.000 | 161 |
| 2 | R | 4 | Crawl | 20 | Split Lvl-SF/Cr | 1,228 | 1.000 | 1,228 |
| 3 | G | 2 | | 20 | Det Gar | 216 | 1.000 | 216 |
| Total Building Area | | | | | | 1,228 | | 1,228 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|----------------|--------------------------|--------------------|-----------------------|------------|--------------------------------|--------------|
| | CPDT | Carport - Detached | 20x24x10 | | Formed Metal | 480 |
| | Qual | 3 | Cond 3 | Year 1995 | Eff Age 31 | |
| | Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | RCNLD |
| | Base Cost (9.30 x 480) | 4,464 | | 4,464 | 3,571 | 893 |
| | SHDS | Yard Shed - Wood | 16x12x8 | | Formed Metal | 192 |
| | Qual | 3 | Cond 3 | Year 1985 | Eff Age 41 | |
| | Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | RCNLD |
| | Base Cost (20.77 x 192) | 3,988 | | 3,988 | 3,190 | 798 |