




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:57:24
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300004777 Parcel ID 1001-00-013-009-0-010-00 Cadastral ID 1001-013-009-00-0-010-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 201 - 4T-BUFFALO-C Name ID 14350 WALKER, JACOB LANE & SHERRY NICOLE WALKER 515 E. MAPLE BUFFALO OK 73834-0000 Parcel Location Situs 00515 E. MAPLE Subdivision BUFFALO ORIG Lot/Block 0009 / 0013 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					 <p>House & Wood Deck 1/6/2023</p>																																																																																																																				
Legal Description Lat/Long: 36.92547996 -99.88664079 BUFFALO ORIG. BLOCK 13 LOTS: 9 THRU 12 BOOK 750 PG 538																																																																																																																									
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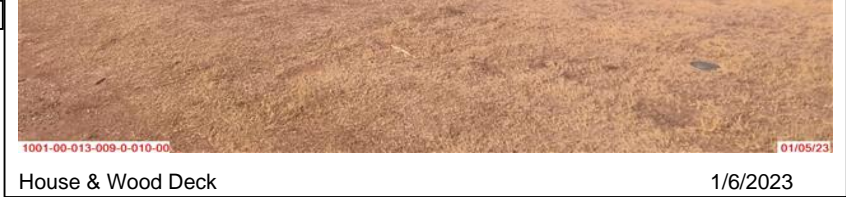
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Date 02/06/2026
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 Page 2

Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	0 0	
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	6 Mobile Home 80 x 25
Condition	2 - Fair
Quality	2.5 - Fair
Architecture	DWMH Multi-wide MH
Style	100% Double Wide
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,000 / 2,000
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,000
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2020 / 7



House & Wood Deck 1/6/2023

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	83,243		
Lot Value	4,200		
Indicated Value	87,443	43.72	Per SqFt
Agland Value			
Site Improvements	8,309		
Total Value	95,752	47.88	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	44.11	Total Misc Impr	+ 3,871
Roofing Adj	+ 2.03	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 105,371
Heat/Cool Adj	+ 1.78	Depreciation (21%)	- 22,128
Plumbing Adj	+ 2.83	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 83,243
Adj Base Cost	= 50.75	Lot Value	+ 4,200
Total Area	x 2,000	Indicated Value	= 87,443
Adjusted Cost	= 101,500	Value Per SqFt	43.72

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
WODO	Wood Deck - Open	8704	20x12	2023	240	16.13	3,871



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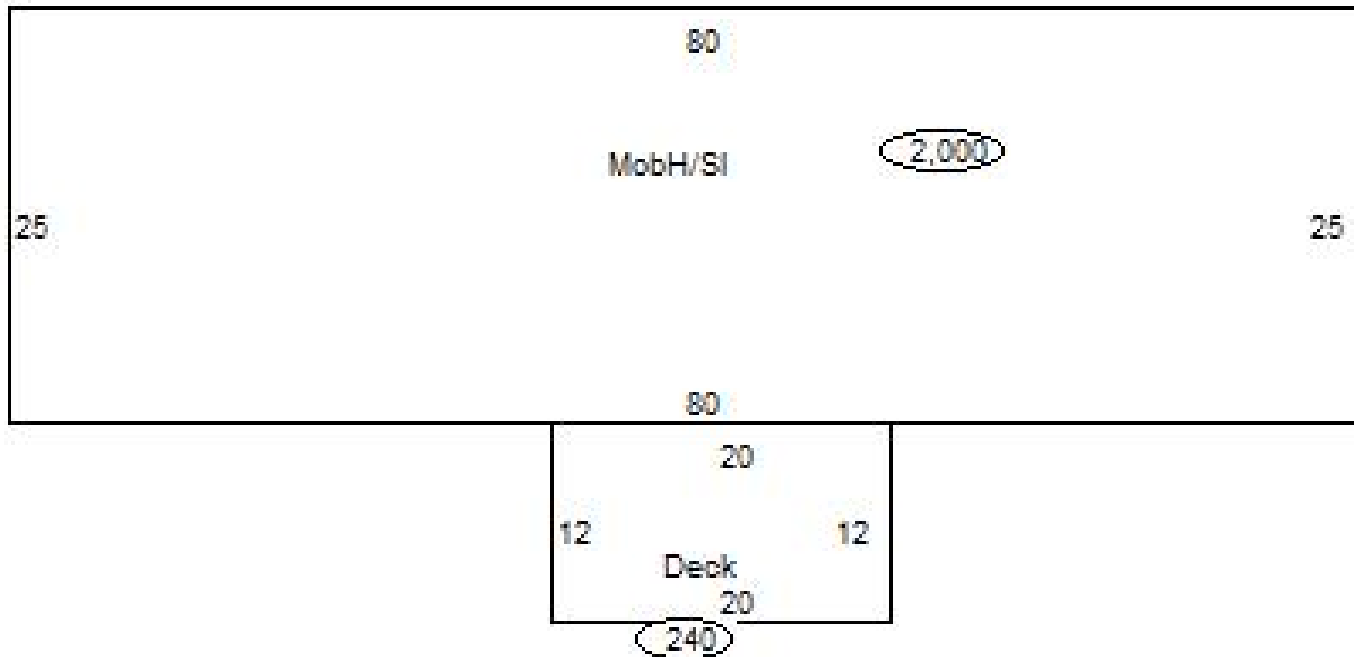
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Time 06:57:24
Page 3

Sketch Image

300004777



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14	Slab	20	MobH/Sl	2,000	1.000	2,000
2	M	WODO		20	Deck	240	1.000	240
Total Building Area						2,000		2,000



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Time 06:57:24
Page 4

300004777

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPAT	Carport - Attached	40x20x8		Formed Metal	800
	Qual	3	Cond 3	Year 2020	Eff Age 6	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	
Base Cost (9.22 x 800)		7,376		7,376	2,729	4,647
	SHDS	Yard Shed - Wood DARK BR	20x10x8		Composition Shingle	200
	Qual	3	Cond 3	Year 2020	Eff Age 6	
	Valuation Summary		Modifier Total	RCN	Depr (28% Phys/ % Func)	
Base Cost (20.13 x 200)		4,026		4,026	1,127	2,899
	ASC	Awing/Shelter Back Entry	12x4x0		Formed Metal	48
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	
Base Cost (4.09 x 48)		196		196	39	157
	SHDS	Yard Shed - Metal/OLD	10x12x0		Formed Metal	120
	Qual	3	Cond 2	Year 2000	Eff Age 31	
	Valuation Summary		Modifier Total	RCN	Depr (78% Phys/ % Func)	
Base Cost (22.95 x 120)		2,754		2,754	2,148	606