



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 06:58:41  
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Assessment Data					Primary Image									
Account	300004870				<p>1001-00-033-001-0-001-00_001.JPG 1/9/2023</p>									
Parcel ID	1001-00-033-001-0-001-00													
Cadastral ID	1001-033-001-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	E	VI Area 1												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	13388													
INDEPENDENT SCHOOL DIST. #4														
PO BOX 130 BUFFALO OK 73834-0000														
Parcel Location														
Situs	SE FOURTH ST													
Subdivision	BUFFALO ORIG													
Lot/Block	0001 / 0033	Parcel Size 19 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.82924684 -99.63507591														
BUFFALO ORIG. BLOCK 33 LOTS 1 THRU 19														
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> </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					
					/	INDEPENDENT SCHOOL DIST. #4								
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	19,950	0	12%	0	Assessed	0	0.00					
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	19,950	0		0	Total Taxable	0	0.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300004870	INDEPENDENT SCHOOL DIST. #4	201	19,950	0			.00						
2024	2024-300004870	INDEPENDENT SCHOOL DIST. #4	201	19,950	0			.00						
2023	2023-300004870	INDEPENDENT SCHOOL DIST. #4	201		0			.00						
2022	2022-300004870	INDEPENDENT SCHOOL DIST. #4	201		0			.00						
2021	2021-300004870	INDEPENDENT SCHOOL DIST. #4	201		0			.00						
2020	2020-300004870	INDEPENDENT SCHOOL DIST. #4	201		0			.00						
2019	2019-0004870	INDEPENDENT SCHOOL DIST. #4	201					.00						
2018	2018-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						
2017	2017-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						
2016	2016-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						
2015	2015-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						
2014	2014-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						
2013	2013-0004870	INDEPENDENT SCHOOL DISTRICT #4	201					.00						



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Lot Data	Primary Image	
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres 1.527</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 4 BUFFALO ORIGMILLERS</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 66,498.70 x .30 = 19,950</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 19,950</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 19,950</p> <p>Cost Approach Value 19,950</p>	<p><b>Image Information</b></p> <p>Image ID</p> <p>Image Date</p> <p>Name</p> <p>Description</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 19,950</p> <p>Total Appraised Value 19,950</p>	