



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:58:44
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Assessment Data					Primary Image																																																																																																																				
Account 300004874 Parcel ID 1001-00-035-004-0-001-00 Cadastral ID 1001-035-004-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 201 - 4T-BUFFALO-C Name ID 14403 WHEATON, STEVE 616 SE 2ND STREET BUFFALO OK 73834-0000 Parcel Location Situs SE SECOND ST. Subdivision BUFFALO ORIG Lot/Block 0004 / 0035 Parcel Size 3 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					<p>1001-00-035-004-0-001-00 01/06/23</p> <p>1001-00-035-004-0-001-00_001.JPG 1/9/2023</p>																																																																																																																				
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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	75 x 140	
Lot Count		
Units Buildable	3150	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	10,500.00 x .30 = 3,150	
Factor Value		
Adjustments		
Lot Value	3,150	

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	+ 3,150
Total Area	x	Indicated Value	= 3,150
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	3,150
Indicated Value	3,150 0.00 Per SqFt
Agland Value	
Site Improvements	
Total Value	3,150 0.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value