



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
Time 07:00:51  
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Assessment Data					Primary Image									
Account	300005020													
Parcel ID	1070-00-094-024-0-001-00													
Cadastral ID	1070-094-024-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	4											
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14485													
VELA, LORENZA														
5931 GUS RD CHELSEA OK 74016-														
Parcel Location														
Situs	00426 W BROAD ST													
Subdivision	MILLER'S ADDN													
Lot/Block	0024 / 0094	Parcel Size	1 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG\MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.83173703 -99.63240979														
MILLERS ADD. BLOCK 94 LOTS E2 OF 24-26-28; E 39.5' OF 23-25-27														
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					
					725/66	MARTINEZ, JUAN LUIS &	04/03/2017	16,740	04					
					328/5	VILLA, CARLOS E. & ETUX	08/28/2007	18,000	PQ					
					602/327	BENTLEY, WILLIS L., ETUX	04/20/2005	5,000	MU					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap	0	Land Value	2,211	2,211	12%	265	Assessed	3,297	259.61					
Year Frozen		Improvements	30,175	25,270		3,032	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	32,386	27,481		3,297	Total Taxable	3,297	260.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300005020	VELA, LORENZA	201	32,386	0	3,140	247.00							
2024	2024-300005020	VELA, LORENZA	201	34,711	0	2,991	244.00							
2023	2023-300005020	VELA, LORENZA	201	31,616	0	2,848	236.00							
2022	2022-300005020	VELA, LORENZA	201	22,610	0	2,713	223.00							
2021	2021-300005020	VELA, LORENZA	201	22,610	0	2,713	224.00							
2020	2020-300005020	VELA, LORENZA	201	22,610	0	2,713	223.00							
2019	2019-0005020	VELA, LORENZA	201	22,610		2,713	225.00							
2018	2018-0005020	VELA, LORENZA	201	21,728		2,607	216.00							
2017	2017-0005020	VELA, LORENZA	201	21,728		2,607	217.00							
2016	2016-0005020	MARTINEZ, JUAN LUIS &	201	21,728		2,607	222.00							
2015	2015-0005020	MARTINEZ, JUAN LUIS &	201	21,804		2,553	203.00							
2014	2014-0005020	MARTINEZ, JUAN LUIS &	201	21,804		2,431	195.00							
2013	2013-0005020	MARTINEZ, JUAN LUIS &	201	19,298		2,315	184.00							



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Lot Data		Square-Foot - BUFFALO ORIGMILLERS	
Lot Size	0	0	
Lot Count			
Units Buildable	2211		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	7,371.00 x .30 = 2,211		
Factor Value			
Adjustments			
Lot Value	2,211		



1 3/2/2022

Residential Data	
Type	1 Single Family Residence
Condition	3.3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	984 / 1,476
Style	100% 1 1/2 Story Finished
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
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	1935 / 86

### 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	30,406		
Lot Value	2,211		
Indicated Value	32,617	22.10	Per SqFt
Agland Value			
Site Improvements			
Total Value	32,617	22.10	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	76.34	Total Misc Impr	+ 6,236
Roofing Adj	+ 2.96	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 132,198
Heat/Cool Adj	+ 1.73	Depreciation ( 77%)	- 101,792
Plumbing Adj	+ 4.32	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 30,406
Adj Base Cost	= 85.34	Lot Value	+ 2,211
Total Area	x 1,476	Indicated Value	= 32,617
Adjusted Cost	= 125,962	Value Per SqFt	22.10

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	2599	4x3		12	9.78		117
PATO	Slab Porch - Open	2600	10x6		60	9.78		587
CPAT	Carport - Attached	2601	25x24	2018	600	9.22		5,532

