



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 | 300005028 | | | | | | | | | | | | | |
| Parcel ID | 1070-00-105-025-0-001-00 | | | | | | | | | | | | | |
| Cadastral ID | 1070-105-025-00-0-001-00 | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | |
| Property Class | UR | VI Area | 4 | | | | | | | | | | | |
| Tax Area | 201 - 4T-BUFFALO-C | | | | | | | | | | | | | |
| Name ID | 14492 | | | | | | | | | | | | | |
| ASHFORD LLC | | | | | | | | | | | | | | |
| P O BOX 842 BUFFALO OK 73834-0000 | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | |
| Situs | 00315 W MAPLE ST | | | | | | | | | | | | | |
| Subdivision | MILLER'S ADDN | | | | | | | | | | | | | |
| Lot/Block | 0025 / 0105 | Parcel Size | 2 - Lots | | | | | | | | | | | |
| Sec/Twn/Rng | / / / | | | | | | | | | | | | | |
| Neighborhood | 100100 - BUFFALO ORIG/MILLERS | | | | | | | | | | | | | |
| School District | 4-BUFFAL - 4-BUFFALO | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.84025143 -99.62434464 | | | | | | | | | | | | | | |
| MILLERS ADD BLOCK 105 LOTS: 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 | | | | | |
| | | | | | 629/302 | HARMON, GEORGE E. | 09/01/2007 | 10,000 | Q | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 78.740 | Current Tax | | | | | | |
| Remove Cap | | Land Value | 1,763 | 1,763 | 12% | 212 | Assessed | 1,915 | 150.79 | | | | | |
| Year Frozen | | Improvements | 19,553 | 14,190 | | 1,703 | Penalty | 0 | | | | | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | | |
| TIF Project ID | 0 | Total Value | 21,316 | 15,953 | | 1,915 | Total Taxable | 1,915 | 151.00 | | | | | |
| Assessment History | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | |
| 2025 | 2025-300005028 | ASHFORD LLC | 201 | 21,316 | 0 | 1,823 | 144.00 | | | | | | | |
| 2024 | 2024-300005028 | ASHFORD LLC | 201 | 22,587 | 0 | 1,737 | 141.00 | | | | | | | |
| 2023 | 2023-300005028 | ASHFORD LLC | 201 | 20,687 | 0 | 1,654 | 137.00 | | | | | | | |
| 2022 | 2022-300005028 | ASHFORD LLC | 201 | 13,126 | 0 | 1,576 | 130.00 | | | | | | | |
| 2021 | 2021-300005028 | ASHFORD LLC | 201 | 13,126 | 0 | 1,576 | 130.00 | | | | | | | |
| 2020 | 2020-300005028 | ASHFORD LLC | 201 | 13,126 | 0 | 1,576 | 130.00 | | | | | | | |
| 2019 | 2019-0005028 | ASHFORD LLC | 201 | 13,126 | | 1,576 | 131.00 | | | | | | | |
| 2018 | 2018-0005028 | ASHFORD LLC | 201 | 13,126 | | 1,576 | 131.00 | | | | | | | |
| 2017 | 2017-0005028 | ASHFORD LLC | 201 | 13,126 | | 1,576 | 131.00 | | | | | | | |
| 2016 | 2016-0005028 | ASHFORD LLC | 201 | 13,126 | | 1,576 | 134.00 | | | | | | | |
| 2015 | 2015-0005028 | ASHFORD LLC | 201 | 13,155 | | 1,579 | 125.00 | | | | | | | |
| 2014 | 2014-0005028 | ASHFORD LLC | 201 | 13,155 | | 1,531 | 123.00 | | | | | | | |
| 2013 | 2013-0005028 | ASHFORD LLC | 201 | 17,558 | | 1,459 | 116.00 | | | | | | | |



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| Lot Data | | Square-Foot - BUFFALO ORIGMILLERS | |
|-----------------|------------------------|-----------------------------------|-------|
| Lot Size | 50 | x | 117.5 |
| Lot Count | | | |
| Units Buildable | 1763 | | |
| Non-Ag Acres | | | |
| Topography | | | |
| Street Access | | | |
| Utilities | | | |
| Amenities | | | |
| Method | Square-Foot | | |
| Base Lot Value | 5,875.00 x .30 = 1,763 | | |
| Factor Value | | | |
| Adjustments | | | |
| Lot Value | 1,763 | | |



| Residential Data | |
|------------------|----------------------------------|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 3 - Average |
| Architecture | TRAD TRADITIONAL |
| Style | 100% One Story |
| Exterior Wall | 100% Frame, Stucco |
| Base/Total Area | 560 / 560 |
| Style | 100% One Story |
| HVAC | 100% Hot Water |
| Roof Cover | 3 Built-up Rock |
| Area on Slab | 0 |
| Fixture/RghIn | 5 / |
| Bed/F/H Bath | 2 / 1.0 / |
| Basement Area | |
| Garage Type | 360 Detached Garage - Unfinished |
| Remodel | |
| Year/Eff Age | 1936 / 90 |

| 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 | 106.41 | Total Misc Impr | + 156 |
| Roofing Adj | + 4.44 | Garage Cost | + 14,250 |
| Subfloor Adj | + 0.00 | Total RCN | = 86,439 |
| Heat/Cool Adj | + 6.39 | Depreciation (80%) | - 69,151 |
| Plumbing Adj | + 11.39 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 17,288 |
| Adj Base Cost | = 128.63 | Lot Value | + 1,763 |
| Total Area | x 560 | Indicated Value | = 19,051 |
| Adjusted Cost | = 72,033 | Value Per SqFt | 34.02 |

| Value Reconciliation | | | |
|----------------------|---------------|-------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 17,288 | | |
| Lot Value | 1,763 | | |
| Indicated Value | 19,051 | 34.02 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 2,433 | | |
| Total Value | 21,484 | 38.36 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|-------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PATO | Slab Porch - Open | 2621 | 4x2 | | 8 | 9.78 | | 78 |
| PATO | Slab Porch - Open | 2622 | 4x2 | | 8 | 9.78 | | 78 |



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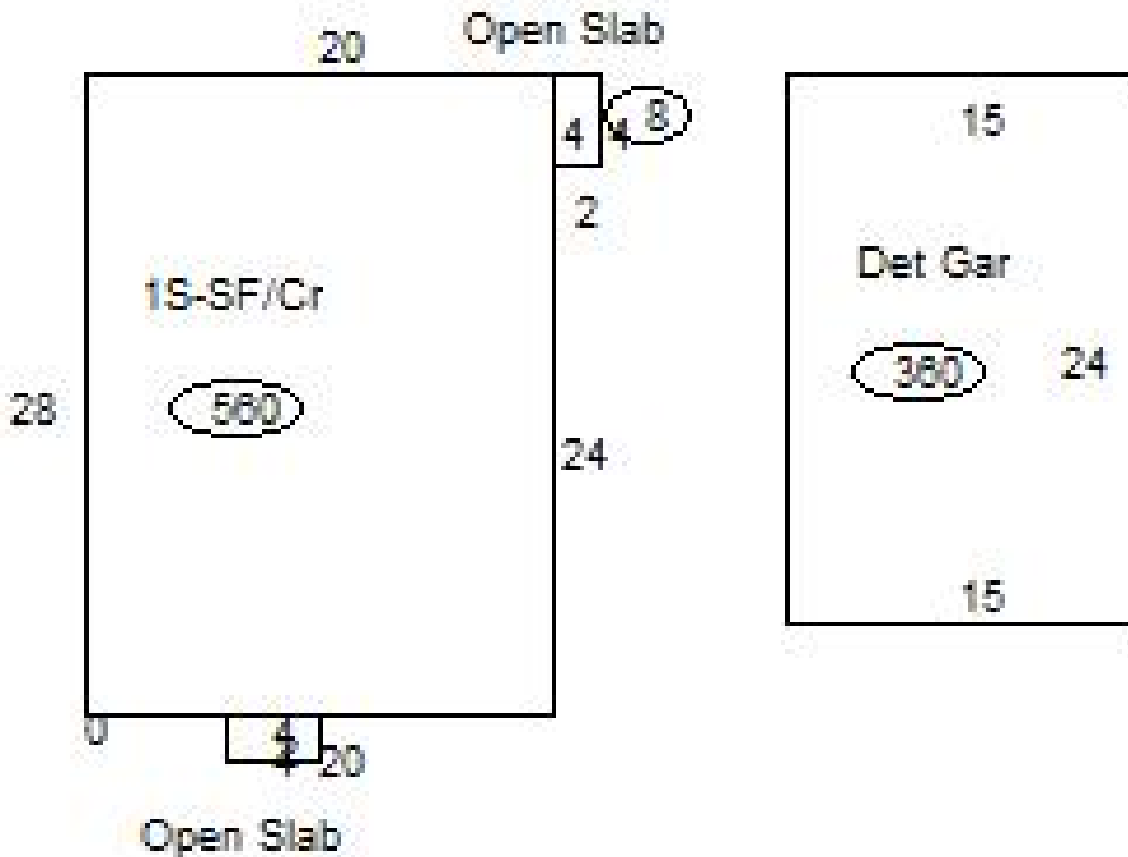
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1 | M | PATO | | 20 | Open Slab | 8 | 1.000 | 8 |
| 2 | M | PATO | | 20 | Open Slab | 8 | 1.000 | 8 |
| 3 | R | 1 | Crawl | 20 | 1S-SF/Cr | 560 | 1.000 | 560 |
| 4 | G | 2 | | 20 | Det Gar | 360 | 1.000 | 360 |
| Total Building Area | | | | | | 560 | | 560 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|---|------|----------------------------|------------|--------------------------------|------------------|--------------|
|  | CPDT | Carport - Detached | 14x16x0 | | Galvanized Metal | 224 |
| | Qual | 3 | Cond 3 | Year 1970 | Eff Age 56 | |
| | | | | 0 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | | RCNLD |
| Base Cost (9.19 x 224) | | 2,059 | | 2,059 | | 1,647 |
| | | | | | | 412 |
|  | SHDS | Shed, Wood SHOP/OLD HOUSE | 16x32x8 | Base | Galvanized Metal | 512 |
| | Qual | 3 | Cond 3 | Year 1940 | Eff Age 86 | |
| | | | | | | |
| Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | | RCNLD |
| Base Cost (17.31 x 512) | | 8,863 | | 8,863 | | 7,090 |
| | | | | | | 1,773 |
|  | PACN | Paving - Concrete Sidewalk | 15x3x0 | | | 45 |
| | Qual | 3 | Cond 3 | Year 1940 | Eff Age 86 | |
| | | | | 0 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | | RCNLD |
| Base Cost (7.86 x 45) | | 354 | | 354 | | 283 |
| | | | | | | 71 |
|  | PACN | Paving - Concrete Driveway | 15x9x0 | | | 135 |
| | Qual | 3 | Cond 3 | Year 1940 | Eff Age 86 | |
| | | | | 0 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (80% Phys/ % Func) | | RCNLD |
| Base Cost (6.56 x 135) | | 886 | | 886 | | 709 |
| | | | | | | 177 |