



# 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	300005036													
Parcel ID	1070-00-106-015-0-001-00													
Cadastral ID	1070-106-015-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 4												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14497													
HERNANDEZ, DANIEL														
P O BOX 228 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00319 1791512													
Subdivision	MILLER'S ADDN													
Lot/Block	0015 / 0106	Parcel Size 3 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.83654603 -99.63290030														
MILLERS ADD BLOCK 106 LOTS: S 21' OF 15; 17-19- 21 BOOK 781 PAGE 159 QCD														
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														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	No	1,000		Bk/Pg	Grantor	Date	Price	Code					
					781/159	BARNES, ALISA GWEN	11/03/2023	7,000	16					
					778/283	BARNES, ALISA GWEN &	10/27/2023		04					
					664/726	KETTERMAN, BETTY JO	01/15/2010	20,000	Q					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap	2025	Land Value	3,384	3,384	12%	406	Assessed	2,907	228.90					
Year Frozen		Improvements	20,840	20,840		2,501	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	24,224	24,224		2,907	Total Taxable	2,907	229.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300005036	HERNANDEZ, DANIEL			201	24,224	0	2,907	229.00					
2024	2024-300005036	HERNANDEZ, DANIEL			201	26,886	0	2,721	222.00					
2023	2023-300005036	BARNES, ALISA GWEN &			201	24,571	1000	1,592	132.00					
2022	2022-300005036	BARNES, ALISA GWEN &			201	20,969	1000	1,516	125.00					
2021	2021-300005036	BARNES, ALISA GWEN &			201	20,969	1000	1,516	125.00					
2020	2020-300005036	BARNES, ALISA GWEN &			201	20,969	1000	1,516	125.00					
2019	2019-0005036	BARNES, ALISA GWEN &			201	20,969		1,516	126.00					
2018	2018-0005036	BARNES, ALISA GWEN &			201	20,969		1,516	126.00					
2017	2017-0005036	BARNES, ALISA GWEN &			201	20,969		1,516	126.00					
2016	2016-0005036	BARNES, ALISA GWEN &			201	20,969		1,516	129.00					
2015	2015-0005036	BARNES, ALISA GWEN &			201	21,035		1,524	121.00					
2014	2014-0005036	BARNES, ALISA GWEN &			201	21,035		1,524	122.00					
2013	2013-0005036	BARNES, ALISA GWEN &			201	23,329		1,596	127.00					



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Lot Data		Square-Foot - BUFFALO ORIGMILLERS
Lot Size	96 x 117.5	
Lot Count		
Units Buildable	3384	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	11,280.00 x .30 = 3,384	
Factor Value		
Adjustments		
Lot Value	3,384	



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	556 / 834
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	1945 / 81

### 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		

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	19,171		
Lot Value	3,384		
Indicated Value	22,555	27.04	Per SqFt
Agland Value			
Site Improvements			
Total Value	22,555	27.04	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	90.94	Total Misc Impr	+ 4,873
Roofing Adj	+ 3.31	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 91,292
Heat/Cool Adj	+ 1.73	Depreciation ( 79%)	- 72,121
Plumbing Adj	+ 7.65	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 19,171
Adj Base Cost	= 103.62	Lot Value	+ 3,384
Total Area	x 834	Indicated Value	= 22,555
Adjusted Cost	= 86,419	Value Per SqFt	27.04

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	2650	16x7		112	40.01		4,481
PATO	Slab Porch - Open	2652	5x3		15	9.78		147
PATO	Slab Porch - Open	8329	5x5		25	9.78		245



Harper

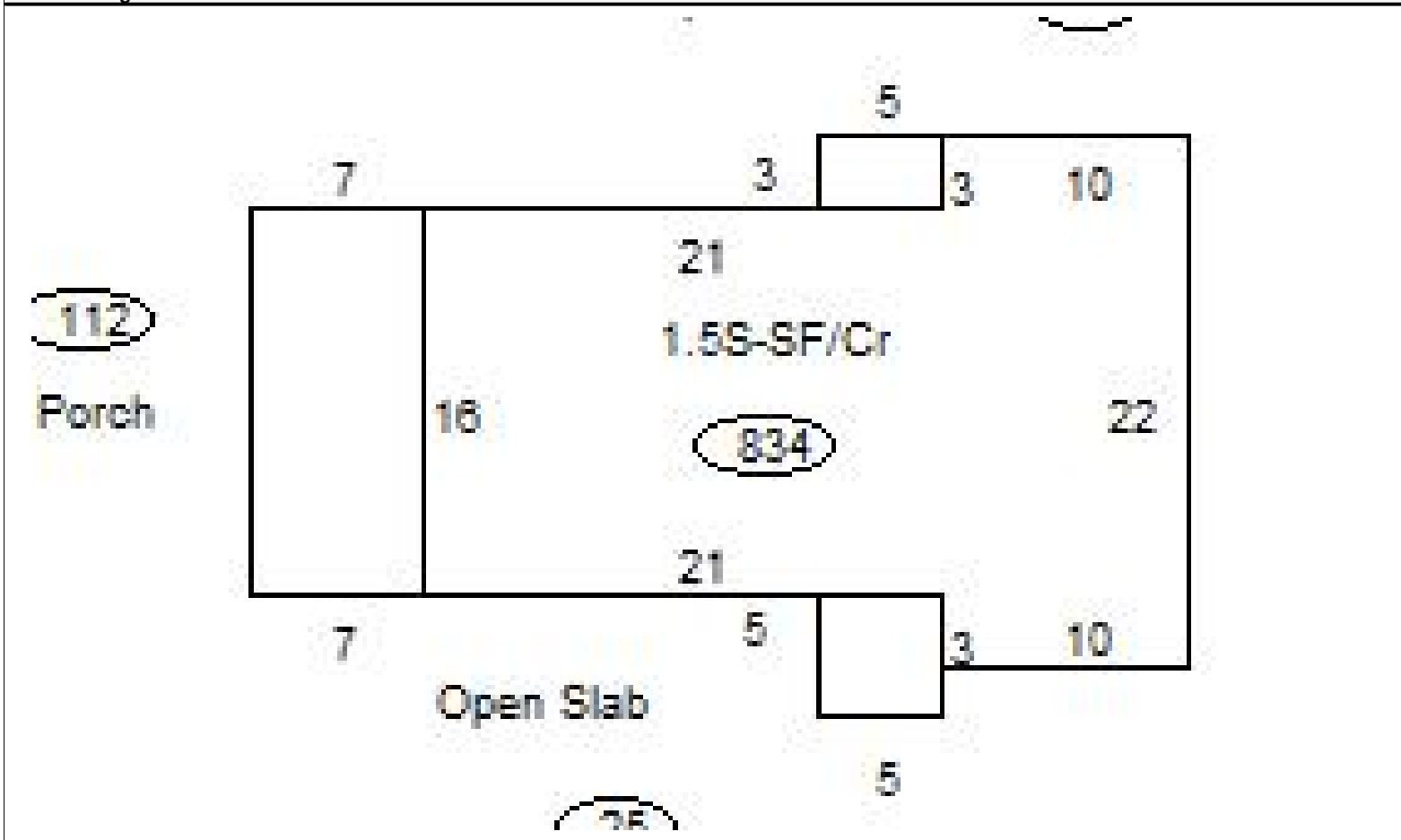
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Sketch Image

300005036



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	RSPC		20	Porch	112	1.000	112
2	R	5	Crawl	20	1.5S-SF/Cr	556	1.500	834
3	M	PATO		20	Open Slab	15	1.000	15
4	M	PATO		20	Open Slab	25	1.000	25
<b>Total Building Area</b>						556		834