



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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 Time 07:03:01
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| Assessment Data | | | | | Primary Image | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|------------------|--------------------------------|----------------|------------------|--|----------------------|---------------|--------------|-------------|--------|-------------|-----------|--------|-------------|----------|-----------|--------|-------------|------------|------|------------|-------|-------|-----|-----|----------|-------|--------|-------------|--|--------------|--------|--------|--|-------|---------|---|--|----------------|---|-------------|---|---|--|---|-----------|---|------|----------------|---|-------------|--------|--------|--|-------|---------------|-------|--------|
| Account 300005173 Parcel ID 1070-00-130-021-0-001-00 Cadastral ID 1070-130-021-00-0-001-00 Property Type REAL - Real Property Property Class UC VI Area 1 Tax Area 201 - 4T-BUFFALO-C Name ID 25010 COYOTE CUSTOMS & RENTALS, LLC. 4886 PIEDMONT ROAD N. PIEDMONT OK 73078- | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Parcel Location Situs 00117 SE FIRST ST Subdivision MILLER'S ADDN Lot/Block 0021 / 0130 Parcel Size 3 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.83520238 -99.62698775 | | | | | Building Permits LODGING & SIDEWALK 1/9/2023 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| MILLERS ADD. BLOCK 130 LOTS 21-23-25 | | | | | <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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 766/311 | SNELL, LEON & | 02/23/2022 | 60,000 | Q | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 625/591 | SNELL, LEON & ETUX | 06/13/2007 | 16,000 | Q | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 616/824 | TURNER, MARIEA A. | 09/14/2006 | 15,000 | Q | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 503/333 | EDMONDS, LEWIS, ETAL | 01/21/1995 | 6,000 | U | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Parcel Valuation | | | | | <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>78.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2023</td> <td>Land Value</td> <td>7,051</td> <td>7,051</td> <td>12%</td> <td>846</td> <td>Assessed</td> <td>6,908</td> <td>543.94</td> </tr> <tr> <td>Year Frozen</td> <td> </td> <td>Improvements</td> <td>50,512</td> <td>50,512</td> <td> </td> <td>6,062</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>57,563</td> <td>57,563</td> <td> </td> <td>6,908</td> <td>Total Taxable</td> <td>6,908</td> <td>544.00</td> </tr> </tbody> </table> | | | | | Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 78.740 | Current Tax | Remove Cap | 2023 | Land Value | 7,051 | 7,051 | 12% | 846 | Assessed | 6,908 | 543.94 | Year Frozen | | Improvements | 50,512 | 50,512 | | 6,062 | Penalty | 0 | | Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 | TIF Project ID | 0 | Total Value | 57,563 | 57,563 | | 6,908 | Total Taxable | 6,908 | 544.00 |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 78.740 | Current Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Remove Cap | 2023 | Land Value | 7,051 | 7,051 | 12% | 846 | Assessed | 6,908 | 543.94 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Year Frozen | | Improvements | 50,512 | 50,512 | | 6,062 | Penalty | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value | 57,563 | 57,563 | | 6,908 | Total Taxable | 6,908 | 544.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Assessment History | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2025 | 2025-300005173 | COYOTE CUSTOMS & RENTALS, LLC. | 201 | 57,563 | 0 | 6,908 | 544.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2024 | 2024-300005173 | COYOTE CUSTOMS & RENTALS, LLC. | 201 | 60,297 | 0 | 7,235 | 589.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 2023-300005173 | COYOTE CUSTOMS & RENTALS, LLC. | 201 | 60,000 | 0 | 7,200 | 596.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 2022-300005173 | COYOTE CUSTOMS & RENTALS, LLC. | 201 | 23,818 | 0 | 2,858 | 235.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 2021-300005173 | SNELL, LEON & | 201 | 23,818 | 0 | 2,858 | 236.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2020 | 2020-300005173 | SNELL, LEON & | 201 | 23,818 | 0 | 2,858 | 235.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2019 | 2019-0005173 | SNELL, LEON & | 201 | 23,820 | | 2,858 | 237.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2018 | 2018-0005173 | SNELL, LEON & | 201 | 23,820 | | 2,858 | 237.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2017 | 2017-0005173 | SNELL, LEON & | 201 | 23,820 | | 2,858 | 238.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2016 | 2016-0005173 | SNELL, LEON & | 201 | 23,820 | | 2,790 | 237.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2015 | 2015-0005173 | SNELL, LEON & | 201 | 23,885 | | 2,657 | 211.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2014 | 2014-0005173 | SNELL, LEON & | 201 | 23,885 | | 2,530 | 203.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2013 | 2013-0005173 | SNELL, LEON & | 201 | 29,662 | | 2,410 | 192.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |



Harper

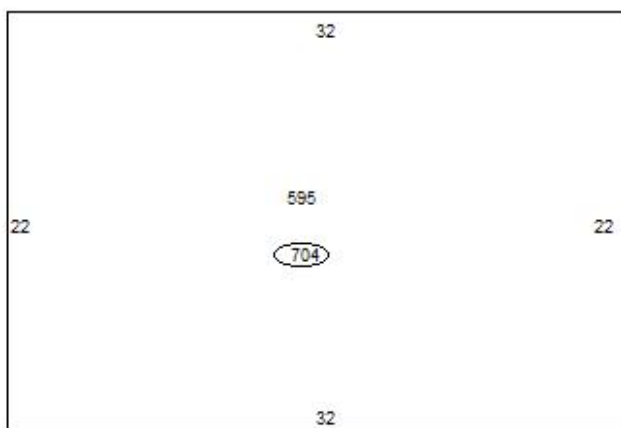
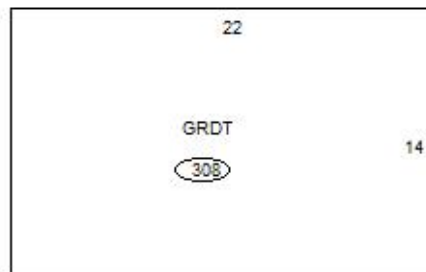
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1 | C | 595 | | 10 | 595 | 704 | 1.000 | 704 |
| 2 | O | GRDT | | 10 | GRDT | 308 | 1.000 | 308 |
| Total Building Area | | | | | | 704 | | 704 |



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Account 300005173
Parcel ID 1070-00-130-021-0-001-00
Cadastral ID 1070-130-021-00-0-001-00

Tax Area Code 201
Property Class UC
Owners Name COYOTE CUSTOMS & RENTALS, LLC.

Building Data

Building ID 449
Building Sequence 1
Occupancy 1 539 Bed and Breakfast Inn 100%
Occupancy 2
Occupancy 3
Total Floor Area 704
Average Perimeter 108
Number Of Storys 1.00
Average Wall Ht 8.00
Year Built 1940
Effective Age 69
Construction Class 3 - Unreinforced Masonry Walls, Wood Joists
Quality 4 - Good
Condition 4 - Good
Exterior Wall 55 - Curtain Wood Siding Panels
Heating/Cooling 8 - Warmed and Cooled Air
Roof Type Gable
Roof Cover Composition Roll

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image

Image Information

Image Name
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 1
Zone Description VI AREA 1
Base Cost 103.85
Wall Cost 80.38
HVAC Cost 12.77
Basement Cost 0.00
Total Base Cost 197.00
Total Area 704
Base RCN 138,688
Misc Impr Value

Manual Date
Base Year 2026
Modifier Value
Total Replacement Cost 138,688
Physical Depreciation 70%
Functional Depreciation
Total Depreciation 70% (97,082)
Total RCNLD 41,606
Lump Sums
Total Building Value 41,606 \$ 59.10 Per SqFt



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|-------------------------------------|------|--|------------|------------|------------------------------|--------------|
| | UHRV | Utility Hookup - RV | 0x0x0 | | | 1 |
| | Qual | 3 | Cond 3 | Year 2005 | Eff Age 21 | |
| | | | | 0 | | |
| | | | | 0 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (3,247.00 x 1) | | | | 3,247 | 1,981 | 1,266 |
| | PACN | Paving - Concrete / FRONT RAMP | 20x6x0 | | | 120 |
| | Qual | 3 | Cond 3 | Year 2005 | Eff Age 21 | |
| | | | | 0 | | |
| | | | | | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (6.78 x 120) | | | | 814 | 651 | 163 |
| | PACN | Paving - Concrete / N/S SIDEWALK | 20x6x0 | | | 120 |
| | Qual | 3 | Cond 3 | Year 2005 | Eff Age 21 | |
| | | | | | | |
| | | | | | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (6.78 x 120) | | | | 814 | 651 | 163 |
| | PACN | Paving - Concrete / NORTH E/W SIDEWALK | 25x8x0 | | | 200 |
| | Qual | 3 | Cond 3 | Year 2005 | Eff Age 21 | |
| | | | | 0 | | |
| | | | | | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (5.63 x 200) | | | | 1,126 | 901 | 225 |
| | GRDT | Garage - Detached | 22x14x6 | | Composition Roll | 308 |
| | Qual | 3 | Cond 3 | Year 2005 | Eff Age 21 | |
| | | | | | | |
| | | | | | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (40.49 x 308) | | | | 12,471 | 6,236 | 6,235 |
| Total Site Improvement Value | | | | | | 8,052 |