



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:03:28
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Assessment Data					Primary Image														
Account 300005205 Parcel ID 1070-00-143-021-0-001-00 Cadastral ID 1070-143-021-00-0-001-00 Property Type REAL - Real Property Property Class UC VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 21232 Fractional Ownership DRENNAN, HEIDI - ETAL P O BOX 10827 FAYETTVILLE AR 72703- Parcel Location Situs BLOCK 143 Subdivision MILLER'S ADDN Lot/Block 0021 / 0143 Parcel Size 2.25 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					<p>1070-00-143-021-0-001-00 02/22/24</p>														
LOT 2/23/2024																			
Legal Description Lat/Long: 36.83085110 -99.61608062					Building Permits														
MILLER'S ADD BLOCK 143 *FRACTIONAL INTEREST* LOTS PART 21 THRU 25 INCLUDES VACATED STREET					<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										
Parcel Valuation																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax											
Remove Cap	Land Value	5,673	968	12%	116	Assessed	116	9.13											
Year Frozen	Improvements	0	0		0	Penalty	0												
Uncapped Value	Mobile Home	0	0		0	Exemption	0	0.00											
TIF Project ID	Total Value	5,673	968		116	Total Taxable	116	9.00											
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300005205	DRENNAN, HEIDI - ETAL			201	5,673	0	111	9.00										
2024	2024-300005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673	0	105	9.00										
2023	2023-300005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673	0	101	8.00										
2022	2022-300005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673	0	96	8.00										
2021	2021-300005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673	0	91	8.00										
2020	2020-300005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673	0	87	7.00										
2019	2019-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		83	7.00										
2018	2018-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		79	7.00										
2017	2017-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		75	6.00										
2016	2016-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		72	6.00										
2015	2015-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		69	5.00										
2014	2014-0005205	DRENNAN, HEIDI ELAINE CARTER			201	5,673		65	5.00										
2013	2013-0005205	DRENNAN, HEIDI ELAINE CARTER			201	8,510		62	5.00										



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Lot Data	Primary Image	
<p>Lot Size 0 x 0</p> <p>Lot Count</p> <p>Units Buildable 7564</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 7 BUFFALOMILLERS COM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 9,455.00 x .80 = 7,564</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 7,564</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 7,564</p> <p>Cost Approach Value 7,564</p>	<p>Image ID 28451</p> <p>Image Date 2/23/2024</p> <p>Name 001.JPG</p> <p>Description LOT</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 7,564</p> <p>Total Appraised Value 5,673</p>	