




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 300005242 Parcel ID 1070-00-149-002-0-001-00 Cadastral ID 1070-149-002-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 14610 MCGONIGAL, SEAN & CHELSEY MCGONIGAL PO BOX 175 BUFFALO OK 73834-0000 Parcel Location Situs 00122 NE SECOND ST Subdivision MILLER'S ADDN Lot/Block 0002 / 0149 Parcel Size 5 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					 <p>1070-00-149-002-0-001-00 02/22/24</p>																																																	
HOUSE 2/23/2024																																																						
Legal Description Lat/Long: 36.83497447 -99.62906289					Building Permits																																																	
MILLER'S ADD. BLOCK 149 LOTS 2-4-6-8-10					<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																																													
					719/656	LEONARD, JOHN C. (LIFE ES	07/08/2016	50,000	21																																													
					542/630	ELFA M. HEADLEE	01/13/1998	21,000	21																																													
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> </td> <td>Land Value 4,406</td> <td>4,406</td> <td>12%</td> <td>529</td> <td>Assessed</td> <td>6,351</td> <td>500.08</td> </tr> <tr> <td>Year Frozen</td> <td> </td> <td>Improvements 48,513</td> <td>48,513</td> <td> </td> <td>5,822</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 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 52,919</td> <td>52,919</td> <td> </td> <td>6,351</td> <td>Total Taxable</td> <td>6,351</td> <td>500.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	Remove Cap		Land Value 4,406	4,406	12%	529	Assessed	6,351	500.08	Year Frozen		Improvements 48,513	48,513		5,822	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 52,919	52,919		6,351	Total Taxable	6,351	500.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-300005242	MCGONIGAL, SEAN &	201	52,919	0	6,351	500.00																																															
2024	2024-300005242	MCGONIGAL, SEAN &	201	56,522	0	6,209	506.00																																															
2023	2023-300005242	MCGONIGAL, SEAN &	201	54,870	0	5,913	489.00																																															
2022	2022-300005242	MCGONIGAL, SEAN &	201	46,929	0	5,632	463.00																																															
2021	2021-300005242	MCGONIGAL, SEAN &	201	46,500	0	5,580	461.00																																															
2020	2020-300005242	MCGONIGAL, SEAN &	201	47,432	0	5,692	468.00																																															
2019	2019-0005242	MCGONIGAL, SEAN &	201	48,134		5,776	479.00																																															
2018	2018-0005242	MCGONIGAL, SEAN &	201	49,539		5,945	493.00																																															
2017	2017-0005242	MCGONIGAL, SEAN &	201	50,000		6,000	499.00																																															
2016	2016-0005242	MCGONIGAL, SEAN &	201	30,638		3,582	305.00																																															
2015	2015-0005242	LEONARD, JOHN C. (LIFE ESTATE)	201	30,731		3,412	271.00																																															
2014	2014-0005242	LEONARD, JOHN C. (LIFE ESTATE)	201	30,731		2,250	180.00																																															
2013	2013-0005242	LEONARD, JOHN C. (LIFE ESTATE)	201	34,139		2,155	172.00																																															



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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	125 x 117.5	
Lot Count		
Units Buildable	4406	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,687.50 x .30 = 4,406	
Factor Value		
Adjustments		
Lot Value	4,406	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	951 / 951
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	264 Total, 264 Partition
Garage Type	
Remodel	
Year/Eff Age	1960 / 66

HOUSE	2/23/2024
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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	

Cost Approach		Manual :	
Base Cost	94.06	Total Misc Impr	+ 3,543
Roofing Adj	+ 4.48	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 128,999
Heat/Cool Adj	+ 10.77	Depreciation (67%)	- 86,429
Plumbing Adj	+ 6.71	Lump Sums	+ 0
Basement Adj	+ 15.90	RCNLD	= 42,570
Adj Base Cost	= 131.92	Lot Value	+ 4,406
Total Area	x 951	Indicated Value	= 46,976
Adjusted Cost	= 125,456	Value Per SqFt	49.40

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	42,570		
Lot Value	4,406		
Indicated Value	46,976	49.40	Per SqFt
Agland Value			
Site Improvements	5,962		
Total Value	52,938	55.67	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	2965	6x4		24	9.78		235
WODO	Wood Deck - Open	2968	162		162	20.42		3,308



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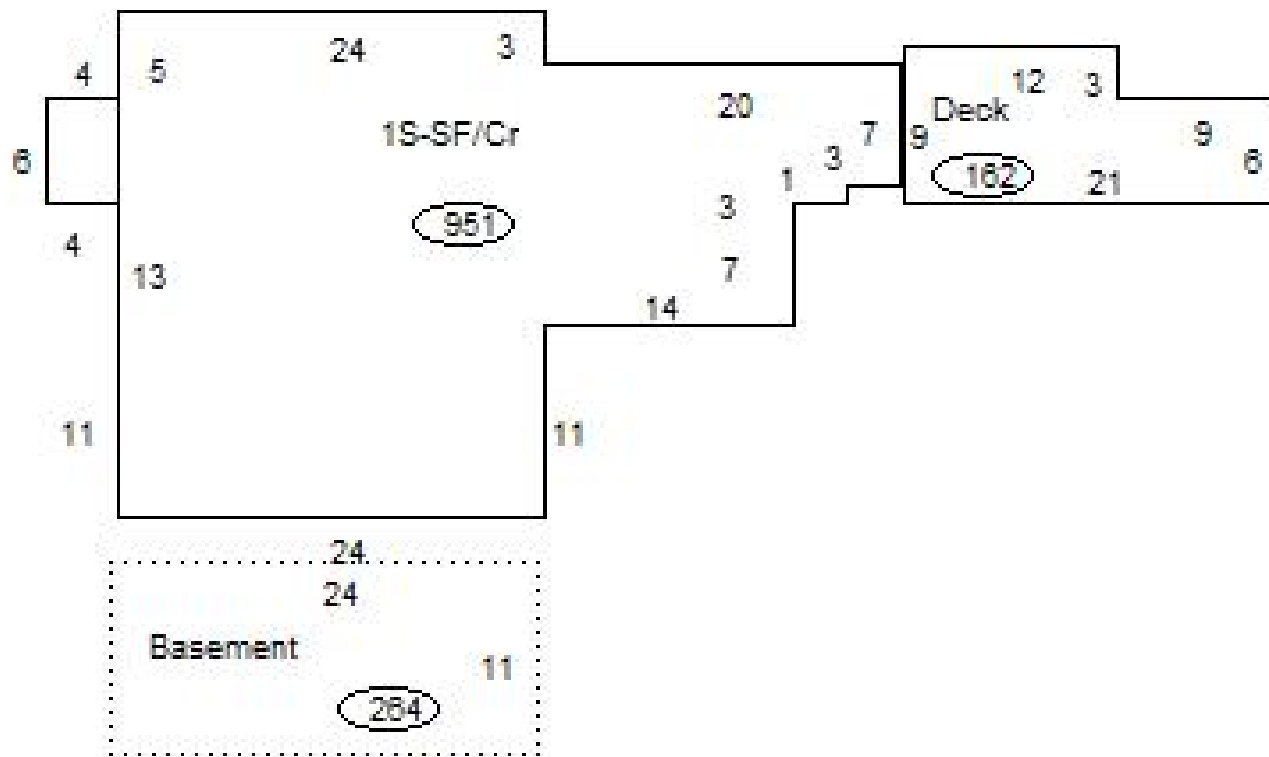
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Sketch Image

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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	24	1.000	24
2	B			20	Basement	264	1.000	264
3	R	1	Crawl	20	1S-SF/Cr	951	1.000	951
4	M	WODO		20	Deck	162	1.000	162
Total Building Area						951		951



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	Garage - Detached	50x25x10	Dirt	Composition Shingle	1,250
	Qual 2	Cond 2	Year 1972	Eff Age 65		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (21.06 x 1,250)		26,325	26,325	21,060	5,265
	CPDT	Carport - Detached	25x18x8	Concrete	Formed Metal	450
	Qual 3	Cond 3	Year 1960	Eff Age 66		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.74 x 450)		3,483	3,483	2,786	697