




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	300005294				 <p>FRONT OF HOUSE 2/11/2025</p>				
Parcel ID	1070-00-153-022-0-001-00								
Cadastral ID	1070-153-022-00-0-001-00								
Property Type	REAL - Real Property								
Property Class	UR	VI Area	3						
Tax Area	201 - 4T-BUFFALO-C								
Name ID	14637								
SALAZAR, KARINA									
P O BOX 173 BUFFALO OK 73834-0000									
Parcel Location									
Situs	00207 W TURNER ST								
Subdivision	MILLER'S ADDN								
Lot/Block	0022 / 0153	Parcel Size	2 - Lots						
Sec/Twn/Rng	/ / /								
Neighborhood	100100 - BUFFALO ORIG/MILLERS								
School District	4-BUFFAL - 4-BUFFALO								
Legal Description	Lat/Long: 36.83496636 -99.63021763				Building Permits				
MILLER'S ADD. BLOCK 153 LOTS 22-23					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					635/43	CENICEROS, J.FELIX, ETUX	01/04/2008	10,000	16
					483/15	LENNES E. JONES, ETAL	04/26/1993	3,000	U
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	
Remove Cap		Land Value	1,500	1,500	12%	Assessed	2,856	224.88	
Year Frozen		Improvements	27,595	22,307		Penalty	0		
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0	Total Value	29,095	23,807	2,856	Total Taxable	2,856	225.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-300005294	SALAZAR, KARINA	201	29,095	0	2,721	214.00		
2024	2024-300005294	SALAZAR, KARINA	201	30,974	0	2,592	211.00		
2023	2023-300005294	SALAZAR, KARINA	201	28,482	0	2,468	204.00		
2022	2022-300005294	SALAZAR, KARINA	201	19,588	0	2,351	193.00		
2021	2021-300005294	SALAZAR, KARINA	201	20,681	0	2,482	205.00		
2020	2020-300005294	SALAZAR, KARINA	201	20,681	0	2,482	204.00		
2019	2019-0005294	SALAZAR, KARINA	201	20,681		2,482	206.00		
2018	2018-0005294	SALAZAR, KARINA	201	20,681		2,482	206.00		
2017	2017-0005294	SALAZAR, KARINA	201	20,681		2,482	206.00		
2016	2016-0005294	SALAZAR, KARINA	201	20,681		2,462	209.00		
2015	2015-0005294	SALAZAR, KARINA	201	20,751		2,345	186.00		
2014	2014-0005294	SALAZAR, KARINA	201	20,751		2,234	179.00		
2013	2013-0005294	SALAZAR, KARINA	201	17,725		2,127	169.00		



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Lot Data		Square-Foot - BUFFALO ORIGMILLERS	
Lot Size	50	x	100
Lot Count			
Units Buildable	1500		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	5,000.00 x .30 = 1,500		
Factor Value			
Adjustments			
Lot Value	1,500		



FRONT OF HOUSE

2/11/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	1,609 / 1,609
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	88 Total, 88 Partition
Garage Type	216 Carport - Gable Roof
Remodel	ROOF -
Year/Eff Age	1930 / 73

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	80.65	Total Misc Impr	+ 2,536
Roofing Adj	+ 4.59	Garage Cost	+ 1,811
Subfloor Adj	+ 0.00	Total RCN	= 155,690
Heat/Cool Adj	+ 1.73	Depreciation (72%)	- 112,096
Plumbing Adj	+ 3.97	Lump Sums	+ 0
Basement Adj	+ 3.13	RCNLD	= 43,594
Adj Base Cost	= 94.06	Lot Value	+ 1,500
Total Area	x 1,609	Indicated Value	= 45,094
Adjusted Cost	= 151,343	Value Per SqFt	28.03

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	43,594		
Lot Value	1,500		
Indicated Value	45,094	28.03	Per SqFt
Agland Value			
Site Improvements	24,392		
Total Value	69,486	43.19	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	3034	14x8		112	22.64		2,536



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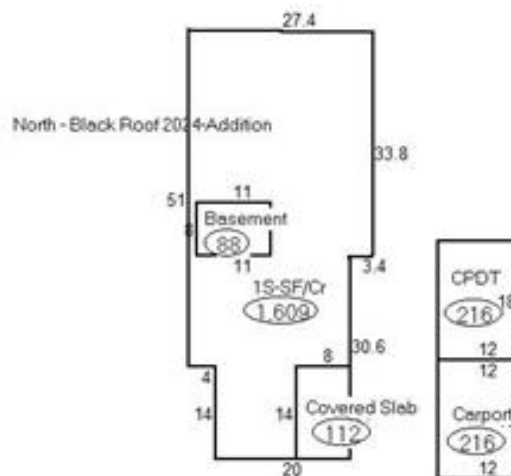
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,609	1.000	1,609
2	M	PRCH		20	Covered Slab	112	1.000	112
3	B			20	Basement	88	1.000	88
4	G	3		20	Carport	216	1.000	216
5	O	CPDT		20	CPDT	216	1.000	216
7	N	0		20	North - Black Roof 2024-Addition		0.000	
Total Building Area						1,609		1,609



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building-N of Carports	30x25x0		Formed Metal	750
	Qual 4	Cond 4	Year 2023	Eff Age 2		
		Valuation Summary	Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD
		Base Cost (32.38 x 750)	24,285	24,285	729	23,556
	CPDT	Carport - Detached 1(house) OF 2 (middle	18x12x0		Formed Metal	216
	Qual 3	Cond 3	Year 2010	Eff Age 16		
		Valuation Summary	Modifier Total	RCN	Depr (60% Phys/ 0% Func)	RCNLD
		Base Cost (9.67 x 216)	2,089	2,089	1,253	836