



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:04:48
 Page 1

Assessment Data					Primary Image									
Account	300005301													
Parcel ID	1070-00-154-020-0-001-00													
Cadastral ID	1070-154-020-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 3												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14644													
POMEROY, DAVE F.														
PO BOX 433 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00309 W TURNER ST													
Subdivision	MILLER'S ADDN													
Lot/Block	0020 / 0154	Parcel Size 3 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.83313776 -99.62782974														
HOUSE / DETACHED GARAGE 2/11/2025														
Building Permits														
MILLER'S ADD BLOCK 154 LOTS 20-21-22														
<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					
					639/152	ESC PROPERTIES, LLC.	05/30/2008	32,000	16					
					596/661	BENTLEY, LORREN MAC	09/17/2004	25,000	MQ					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	2,250	2,250	12%	270	Assessed	5,131	404.01					
Year Frozen		Improvements	40,503	40,503		4,861	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	42,753	42,753		5,131	Total Taxable	5,131	404.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300005301	POMEROY, DAVE F.	201	42,753	0	5,016	395.00							
2024	2024-300005301	POMEROY, DAVE F.	201	45,810	0	4,777	389.00							
2023	2023-300005301	POMEROY, DAVE F.	201	41,603	0	4,550	376.00							
2022	2022-300005301	POMEROY, DAVE F.	201	36,108	0	4,333	356.00							
2021	2021-300005301	POMEROY, DAVE F.	201	34,648	0	4,158	343.00							
2020	2020-300005301	POMEROY, DAVE F.	201	34,648	0	4,158	342.00							
2019	2019-0005301	POMEROY, DAVE F.	201	34,648		4,158	345.00							
2018	2018-0005301	POMEROY, DAVE F.	201	34,648		4,158	345.00							
2017	2017-0005301	POMEROY, DAVE F.	201	34,648		4,158	346.00							
2016	2016-0005301	POMEROY, DAVE F.	201	34,648		4,158	354.00							
2015	2015-0005301	POMEROY, DAVE F.	201	34,774		4,173	331.00							
2014	2014-0005301	POMEROY, DAVE F.	201	34,774		4,173	334.00							
2013	2013-0005301	POMEROY, DAVE F.	201	43,082		4,446	354.00							



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Date 02/06/2026
 Time 07:04:48
 Page 2

Lot Data		Square-Foot - BUFFALO ORIGMILLERS
Lot Size	75	x 100
Lot Count		
Units Buildable	2250	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	7,500.00 x .30 = 2,250	
Factor Value		
Adjustments		
Lot Value	2,250	



HOUSE / DETACHED GARAGE 2/11/2025

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2.75 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	1,591 / 1,591
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	3 / 1.0 /
Basement Area	
Garage Type	960 Detached Garage - Finished
Remodel	PARTIAL -
Year/Eff Age	1930 / 85

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	81.23	Total Misc Impr	+ 12,344
Roofing Adj	+ 3.73	Garage Cost	+ 32,869
Subfloor Adj	+ 0.47	Total RCN	= 203,533
Heat/Cool Adj	+ 10.27	Depreciation (80%)	- 162,826
Plumbing Adj	+ 3.82	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 40,707
Adj Base Cost	= 99.51	Lot Value	+ 2,250
Total Area	x 1,591	Indicated Value	= 42,957
Adjusted Cost	= 158,320	Value Per SqFt	27.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	40,707		
Lot Value	2,250		
Indicated Value	42,957	27.00	Per SqFt
Agland Value			
Site Improvements	806		
Total Value	43,763	27.51	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
RSPC	Raised Slab Porch - Covered	3059	37x9	1930	333	37.07	12,344



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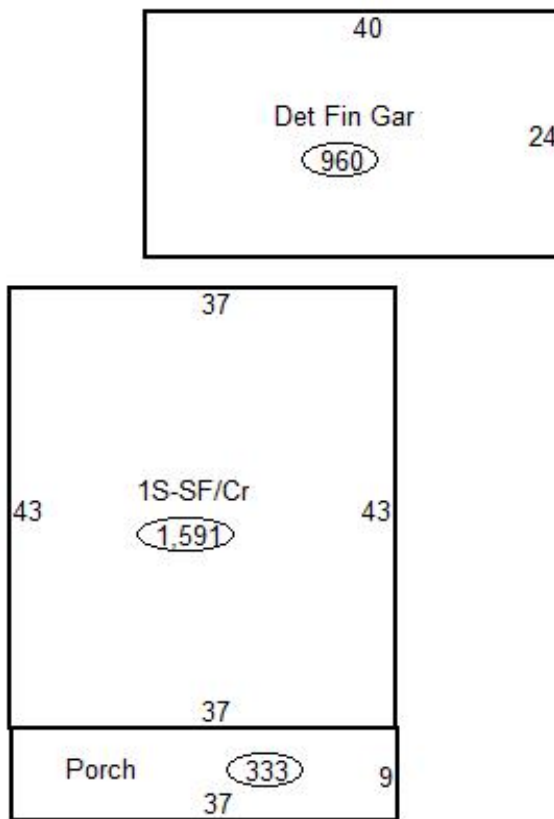
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Date 02/06/2026
Time 07:04:48
Page 3

Sketch Image

300005301



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	1,591	1.000	1,591
2	M	RSPC		20	Porch	333	1.000	333
3	G	6		20	Det Fin Gar	960	1.000	960
Total Building Area						1,591		1,591



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Time 07:04:48
Page 4

300005301

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	16x10x6	Dirt	Composition Roll	160
	Qual	3	Cond 3	Year 1996	Eff Age 30	
	Valuation Summary		Modifier Total	RCN	Depr (76% Phys/ % Func)	RCNLD
	Base Cost (17.43 x 160)		2,789	2,789	2,120	669
	PACN	Paving - Concrete	12x8x0	Concrete		96
	Qual	3	Cond 3	Year 1930	Eff Age 96	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (7.12 x 96)		684	684	547	137