



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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| Assessment Data  |                         |                     |                  |                  | Primary Image   |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--|-------------------------|---------------------|------------------|------------------|---|--------------------------|----------------------|----------------------|--------------------|------------------------|-------------|--------|--------|--------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| <b>Account</b> 300005316<br><b>Parcel ID</b> 1070-00-166-017-0-001-00<br><b>Cadastral ID</b> 1070-166-017-00-0-001-00<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> UR VI Area 3<br><b>Tax Area</b> 201 - 4T-BUFFALO-C<br><b>Name ID</b> 14655<br>LIZARDO, RAUL &<br>MARIA LIZARDO<br><br>P O BOX 117<br>BUFFALO OK 73834-0000<br><br><b>Parcel Location</b><br><b>Situs</b> 00201 NW THIRD ST<br><b>Subdivision</b> MILLER'S ADDN<br><b>Lot/Block</b> 0017 / 0166 <b>Parcel Size</b> 4 - Lots<br><b>Sec/Twn/Rng</b> / / /<br><b>Neighborhood</b> 100100 - BUFFALO ORIG/MILLERS<br><b>School District</b> 4-BUFFAL - 4-BUFFALO |                         |                     |                  |                  |   |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Legal Description</b> Lat/Long: 36.83100731 -99.62975638<br>MILLER'S ADD. BLOCK 166 LOTS 17-19-21-23  |                         |                     |                  |                  |   |                          |                      |                      |                    | <b>HOUSE</b> 2/11/2025 |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Exemptions   |                         |                     |                  |                  | Building Permits  |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | <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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <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  |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Code</b>  | <b>Type</b>             | <b>Active</b>       | <b>Maximum</b>   | <b>Exemption</b> | <b>Bk/Pg</b>  | <b>Grantor</b>           | <b>Date</b>          | <b>Price</b>         | <b>Code</b>        |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | 692/342   | HICKMAN, KYLE AND        | 09/17/2013           | 54,000               | QV                 |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | 658/12  | HANKS, JENNIFER          | 04/12/2010           | 49,000               | PQ                 |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | 618/301   | YAUK, AMY, ETUX          | 08/28/2006           | 32,000               | PQ                 |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | 547/21  | JOHNSON, BRADLEY L. ETUX | 04/24/1999           | 20,000               | PQ                 |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|  |                         |                     |                  |                  | 480/833   | ADELLA ALLEN, ETAL       | 04/24/1992           | 15,000               | U                  |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Parcel Valuation   |                         |                     |                  |                  |   |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Source</b>  | <b>REAL</b>             |                     | <b>Fair Cash</b> | <b>Capped</b>    | <b>Asmnt Level</b>  | <b>Assessed</b>          | <b>Levy Rate</b>     | <b>78.740</b>        | <b>Current Tax</b> |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Remove Cap</b>  |                         | <b>Land Value</b>   | 3,525            | 3,525            | 12%   | 423                      | <b>Assessed</b>      | 7,803                | 614.41             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Year Frozen</b>   |                         | <b>Improvements</b> | 61,501           | 61,501           |   | 7,380                    | <b>Penalty</b>       | 0                    |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Uncapped Value</b>  | 0                       | <b>Mobile Home</b>  | 0                | 0                |   | 0                        | <b>Exemption</b>     | 0                    | 0.00               |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>TIF Project ID</b>  | 0                       | <b>Total Value</b>  | 65,026           | 65,026           |   | 7,803                    | <b>Total Taxable</b> | 7,803                | 614.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Assessment History   |                         |                     |                  |                  |   |                          |                      |                      |                    |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| <b>Tax Year</b>  | <b>Statement Number</b> | <b>Billed Owner</b> |                  |                  | <b>Tax Area</b>   | <b>Total Value</b>       | <b>Exemptions</b>    | <b>Taxable Value</b> | <b>Billed Tax</b>  |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2025   | 2025-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 65,026                   | 0                    | 7,803                | 614.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2024   | 2024-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 62,729                   | 0                    | 7,527                | 613.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2023   | 2023-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 60,234                   | 0                    | 7,228                | 598.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2022   | 2022-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 59,181                   | 0                    | 7,102                | 584.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2021   | 2021-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   | 0                    | 7,073                | 584.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2020   | 2020-300005316          | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   | 0                    | 7,073                | 582.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2019   | 2019-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   |                      | 7,072                | 586.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2018   | 2018-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   |                      | 7,072                | 586.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2017   | 2017-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   |                      | 7,072                | 588.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2016   | 2016-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 58,938                   |                      | 7,072                | 602.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2015   | 2015-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 59,149                   |                      | 6,804                | 540.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2014   | 2014-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 54,000                   |                      | 6,480                | 519.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2013   | 2013-0005316            | LIZARDO, RAUL &     |                  |                  | 201   | 49,098                   |                      | 4,891                | 390.00             |                        |             |        |        |        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |



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| Lot Data        |                         | Square-Foot - BUFFALO ORIGMILLERS |
|-----------------|-------------------------|-----------------------------------|
| Lot Size        | 100                     | x 117.5                           |
| Lot Count       |                         |                                   |
| Units Buildable | 3525                    |                                   |
| Non-Ag Acres    |                         |                                   |
| Topography      |                         |                                   |
| Street Access   |                         |                                   |
| Utilities       |                         |                                   |
| Amenities       |                         |                                   |
| Method          | Square-Foot             |                                   |
| Base Lot Value  | 11,750.00 x .30 = 3,525 |                                   |
| Factor Value    |                         |                                   |
| Adjustments     |                         |                                   |
| Lot Value       | 3,525                   |                                   |



HOUSE 2/11/2025

| Residential Data |                           |
|------------------|---------------------------|
| Type             | 1 Single Family Residence |
| Condition        | 3 - Average               |
| Quality          | 4 - Good                  |
| Architecture     | TRAD TRADITIONAL          |
| Style            | 100% One Story            |
| Exterior Wall    | 100% Frame, Siding, Wood  |
| Base/Total Area  | 1,352 / 1,352             |
| Style            | 100% One Story            |
| HVAC             | 100% Warmed & Cooled Air  |
| Roof Cover       | 1 Composition Shingle     |
| Area on Slab     | 0                         |
| Fixture/RghIn    | 9 /                       |
| Bed/F/H Bath     | 4 / 2.0 /                 |
| Basement Area    |                           |
| Garage Type      |                           |
| Remodel          | PARTIAL -                 |
| Year/Eff Age     | 1930 / 66                 |

### 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  |         |                           |

### Value Reconciliation

|                   |               |       |                      |
|-------------------|---------------|-------|----------------------|
| Selected Approach | Cost Approach |       |                      |
| Improvements      | 57,928        |       |                      |
| Lot Value         | 3,525         |       |                      |
| Indicated Value   | 61,453        | 45.45 | Per SqFt             |
| Agland Value      |               |       |                      |
| Site Improvements | 2,580         |       |                      |
| Total Value       | 64,033        | 47.36 | Total Value Per SqFt |

| Cost Approach |           | Manual :            |           |
|---------------|-----------|---------------------|-----------|
| Base Cost     | 94.23     | Total Misc Impr     | + 8,162   |
| Roofing Adj   | + 5.25    | Garage Cost         | + 0       |
| Subfloor Adj  | + 0.00    | Total RCN           | = 175,540 |
| Heat/Cool Adj | + 13.89   | Depreciation ( 67%) | - 117,612 |
| Plumbing Adj  | + 10.43   | Lump Sums           | + 0       |
| Basement Adj  | + 0.00    | RCNLD               | = 57,928  |
| Adj Base Cost | = 123.80  | Lot Value           | + 3,525   |
| Total Area    | x 1,352   | Indicated Value     | = 61,453  |
| Adjusted Cost | = 167,378 | Value Per SqFt      | 45.45     |

### Miscellaneous Improvements

| Code | Description                 | Sketch ID | Size | Year   | Units | Unit Cost | Depr | Value |
|------|-----------------------------|-----------|------|--------|-------|-----------|------|-------|
| SOLP | Solar Panels                | 0         |      | 1 2025 | 1     | 333.35    |      | 333   |
| RSPC | Raised Slab Porch - Covered | 3110      | 20x8 |        | 160   | 48.93     |      | 7,829 |



Harper

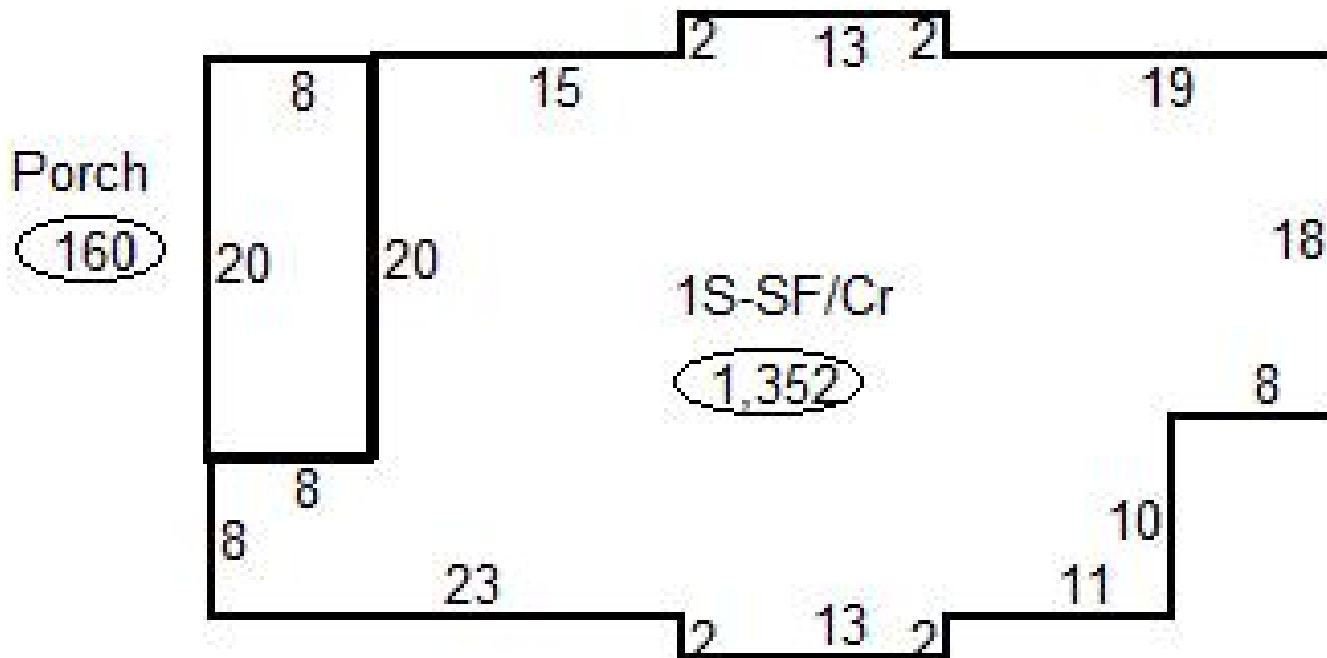
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Sketch Image

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Sketch Vector Information

| Sequence                   | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1                          | M    | RSPC |            | 20    | Porch         | 160       | 1.000      | 160        |
| 2                          | R    | 1    | Crawl      | 20    | 1S-SF/Cr      | 1,352     | 1.000      | 1,352      |
| <b>Total Building Area</b> |      |      |            |       |               | 1,352     |            | 1,352      |



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### Outbuildings/Site Improvements

| Building Image   | Code                     | Description             | Dimensions            | Floor      | Roofing                        | Total Units  |
|--|--------------------------|-------------------------|-----------------------|------------|--------------------------------|--------------|
|  | PACN                     | Paving - Concrete Drive | 48x10x0               | Concrete   |                                | 480          |
|  | Qual                     | 3                       | Cond 3                | Year 2021  | Eff Age 5                      |              |
|  | <b>Valuation Summary</b> |                         | <b>Modifier Total</b> | <b>RCN</b> | <b>Depr (27% Phys/ % Func)</b> | <b>RCNLD</b> |
|  | Base Cost (4.17 x 480)   | 2,002                   |                       | 2,002      | 541                            | 1,461        |
|  | CPDT                     | Carport - Detached      | 16x12x8               | Concrete   | Formed Metal                   | 192          |
|  | Qual                     | 3                       | Cond 3                | Year 2021  | Eff Age 5                      |              |
|  | <b>Valuation Summary</b> |                         | <b>Modifier Total</b> | <b>RCN</b> | <b>Depr (31% Phys/ % Func)</b> | <b>RCNLD</b> |
|  | Base Cost (7.41 x 192)   | 1,423                   |                       | 1,423      | 441                            | 982          |
|  | PACN                     | Paving - Concrete Walk  | 24x4x0                | Concrete   |                                | 96           |
|  | Qual                     | 3                       | Cond 3                | Year 2000  | Eff Age 26                     |              |
|  | <b>Valuation Summary</b> |                         | <b>Modifier Total</b> | <b>RCN</b> | <b>Depr (80% Phys/ % Func)</b> | <b>RCNLD</b> |
|  | Base Cost (7.12 x 96)    | 684                     | 0                     | 684        | 547                            | 137          |