



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 300005369 Parcel ID 1070-00-173-001-0-001-00 Cadastral ID 1070-173-001-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 14688 RAMIREZ, DIANA JAZMINE VALLE 221 NE 4TH ST BUFFALO OK 73834- Parcel Location Situs 00221 NE FOURTH ST Subdivision MILLER'S ADDN Lot/Block 0001 / 0173 Parcel Size 4 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO	<p>HOUSE 2/23/2024</p>																									
Legal Description Lat/Long: 36.83675838 -99.63083570 MILLER'S ADD. BLOCK 173 LOTS 1-3-5-7	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> </tbody> </table>	Number	Description	Opened	Closed	Amount																				
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Code	Type	Active	Maximum	Exemption																						
H	Homestead	Yes	1,000	1,000																						
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738/176	JOHNSON, RICKY &	08/01/2018	69,000	21																						
480/567	MAXINE R. LAMUNYON	12/02/1992	33,500	Q																						

Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	
Remove Cap		Land Value	3,526	3,526	12%	423	Assessed	6,741	530.79
Year Frozen		Improvements	73,295	52,651		6,318	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-79.00
TIF Project ID	0	Total Value	76,821	56,177		6,741	Total Taxable	5,741	452.00

Assessment History							
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	76,821	1000	5,545	437.00
2024	2024-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	80,884	1000	5,354	436.00
2023	2023-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	72,238	1000	5,169	428.00
2022	2022-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	69,461	1000	4,990	410.00
2021	2021-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	69,461	1000	4,815	398.00
2020	2020-300005369	RAMIREZ, DIANA JAZMINE VALLE	201	67,601	1000	4,646	382.00
2019	2019-0005369	RAMIREZ, DIANA JAZMINE VALLE	201	69,000		4,482	371.00
2018	2018-0005369	RAMIREZ, DIANA JAZMINE VALLE	201	56,543		4,322	358.00
2017	2017-0005369	JOHNSON, RICKY &	201	50,587		4,167	346.00
2016	2016-0005369	JOHNSON, RICKY &	201	50,587		4,017	342.00
2015	2015-0005369	JOHNSON, RICKY &	201	50,753		3,871	307.00
2014	2014-0005369	JOHNSON, RICKY &	201	50,753		3,729	299.00
2013	2013-0005369	JOHNSON, RICKY &	201	50,159		3,591	286.00



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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	3526	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	11,752.00 x .30 = 3,526	
Factor Value		
Adjustments		
Lot Value	3,526	

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	1,563 / 1,563
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	638 Total, 638 Minimum
Garage Type	320 Carport - Gable Roof
Remodel	KITCHEN/BA -
Year/Eff Age	1950 / 63

HOUSE	2/23/2024
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GRM Approach	
GRM Code	
Gross Rent	
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted 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	82.36	Total Misc Impr	+ 4,912
Roofing Adj	+ 3.93	Garage Cost	+ 2,682
Subfloor Adj	+ 0.00	Total RCN	= 185,698
Heat/Cool Adj	+ 10.77	Depreciation (64%)	- 118,847
Plumbing Adj	+ 4.08	Lump Sums	+ 0
Basement Adj	+ 12.82	RCNLD	= 66,851
Adj Base Cost	= 113.95	Lot Value	+ 3,526
Total Area	x 1,563	Indicated Value	= 70,377
Adjusted Cost	= 178,104	Value Per SqFt	45.03

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	66,851		
Lot Value	3,526		
Indicated Value	70,377	45.03	Per SqFt
Agland Value			
Site Improvements	5,838		
Total Value	76,215	48.76	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
RSPC	Raised Slab Porch - Covered	3253	5x4		20	40.44		809
PATO	Slab Porch - Open	3254	5x4		20	9.78		196
WODO	Wood Deck - Open	3255	18x12		216	18.09		3,907



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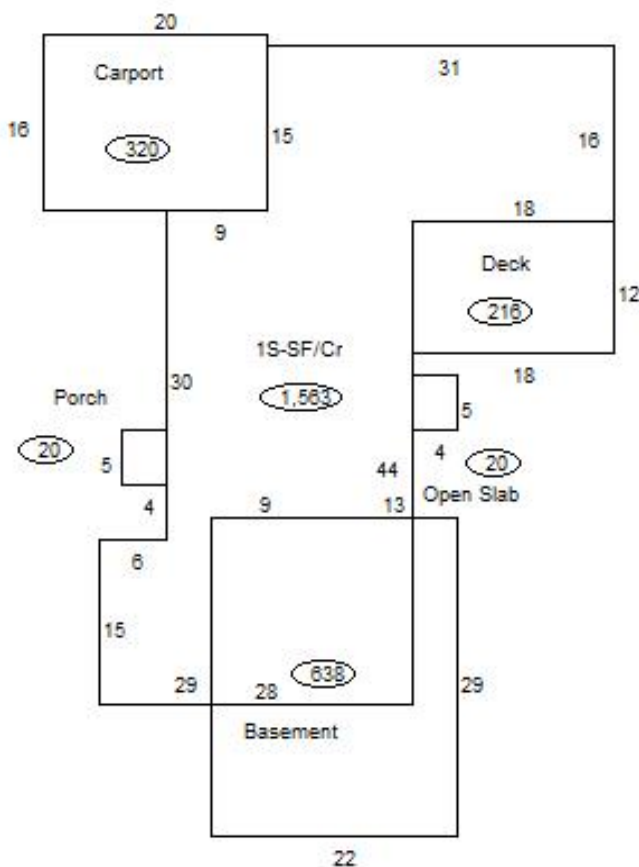
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	3		20	Carport	320	1.000	320
2	B	3		20	Basement	638	1.000	638
3	M	RSPC		20	Porch	20	1.000	20
4	M	PATO		20	Open Slab	20	1.000	20
5	M	WODO		20	Deck	216	1.000	216
6	R	1	Crawl	20	1S-SF/Cr	1,563	1.000	1,563
Total Building Area						1,563		1,563



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	30x24x10		Galvanized Metal	720
	Qual 3	Cond 4	Year 1970	Eff Age 45		
		Valuation Summary	Modifier Total	RCN	Depr (68% Phys/ 0% Func)	RCNLD
		Base Cost (25.34 x 720)	18,245	18,245	12,407	5,838