



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:06:28
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Assessment Data					Primary Image				
Account	300005411				No Image On File				
Parcel ID	1070-00-190-014-0-001-00								
Cadastral ID	1070-190-014-00-0-001-00								
Property Type	REAL - Real Property								
Property Class	UR	VI Area	2						
Tax Area	201 - 4T-BUFFALO-C								
Name ID	24378								
LEONARD, BRUCE V.									
PO BOX 552 BUFFALO OK 73834									
Parcel Location									
Situs	00322 NE FIRST ST								
Subdivision	MILLER'S ADDN								
Lot/Block	0014 / 0190	Parcel Size	2 - Lots						
Sec/Twn/Rng	/ / /								
Neighborhood	100100 - BUFFALO ORIG\MILLERS								
School District	4-BUFFAL - 4-BUFFALO								
Legal Description Lat/Long: 36.83868143 -99.62768965									
MILLER'S ADD. BLOCK 190 LOTS 14-16 PAGE 753 PAGE 181 LELA MCNAUGHTON, TRUSTEE OF THE LELA					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					756/758	ADCOCK, RALPH V &	11/18/2020	65,000	MQ
					753/181	MCNAUGHTON, LELA (TRUST)	06/15/2020	0	04
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	
Remove Cap		Land Value	2,025	2,025	12%	243	Assessed	243	19.13
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	2,025	2,025		243	Total Taxable	243	19.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300005411	LEONARD, BRUCE V.			201	2,025	0	243	19.00
2024	2024-300005411	LEONARD, BRUCE V.			201	5,696	0	684	56.00
2023	2023-300005411	LEONARD, BRUCE V.			201	2,025	0	243	20.00
2022	2022-300005411	LEONARD, BRUCE V.			201	2,025	0	243	20.00
2021	2021-300005411	LEONARD, BRUCE V.			201	2,025	0	243	20.00
2020	2020-300005411	MCNAUGHTON, LELA (TRUST)			201	2,025	0	240	20.00
2019	2019-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		229	19.00
2018	2018-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		218	18.00
2017	2017-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		208	17.00
2016	2016-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		198	17.00
2015	2015-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		188	15.00
2014	2014-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		180	14.00
2013	2013-0005411	MCNAUGHTON, LELA (TRUST)			201	2,025		171	14.00



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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	50 x 135	
Lot Count		
Units Buildable	2025	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	6,750.00 x .30 = 2,025	
Factor Value		
Adjustments		
Lot Value	2,025	

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

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	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 2,025
Total Area	x	Indicated Value	= 2,025
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation		
Selected Approach	Cost Approach	
Improvements		
Lot Value	2,025	
Indicated Value	2,025	0.00 Per SqFt
Agland Value		
Site Improvements		
Total Value	2,025	0.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value