




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 300005464 Parcel ID 1070-00-208-001-0-002-00 Cadastral ID 1070-208-001-00-0-002-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 201 - 4T-BUFFALO-C Name ID 18056 MATA, ESMERALDA P O BOX 123 BUFFALO OK 73834-0000 Parcel Location Situs 00010 W FORESTER ST Subdivision MILLER'S ADDN Lot/Block 0001 / 0208 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					 <p>1070-00-208-001-0-002-00 02/24/25</p> <p>FRONT OF HOUSE 2/24/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.83183877 -99.63135948 MILLERS ADD. BLOCK 208 LOTS E 35' OF 1-3-5 BOOK 781 PAGE 318 CORRECTION DEED																																																																																																																									
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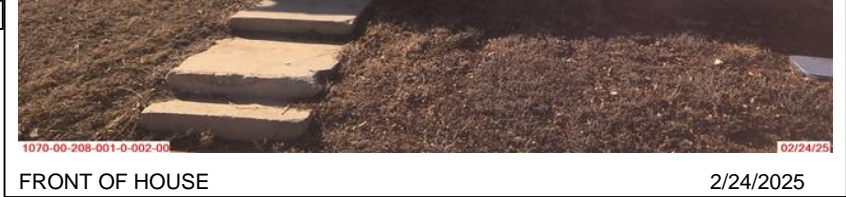
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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	75 x 35	
Lot Count		
Units Buildable	788	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	2,625.00 x .30 = 788	
Factor Value		
Adjustments		
Lot Value	788	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	384 / 384
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1955 / 85



FRONT OF HOUSE 2/24/2025

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	87.46	Total Misc Impr	+ 174
Roofing Adj	+ 4.04	Garage Cost	+ 174
Subfloor Adj	+ 2.36	Total RCN	= 41,953
Heat/Cool Adj	+ 1.40	Depreciation (80%)	- 33,562
Plumbing Adj	+ 13.54	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 8,391
Adj Base Cost	= 108.80	Lot Value	+ 788
Total Area	x 384	Indicated Value	= 9,179
Adjusted Cost	= 41,779	Value Per SqFt	23.90

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	8,391		
Lot Value	788		
Indicated Value	9,179	23.90	Per SqFt
Agland Value			
Site Improvements			
Total Value	9,179	23.90	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Patio - Open	3561	10x2		20	8.72		174



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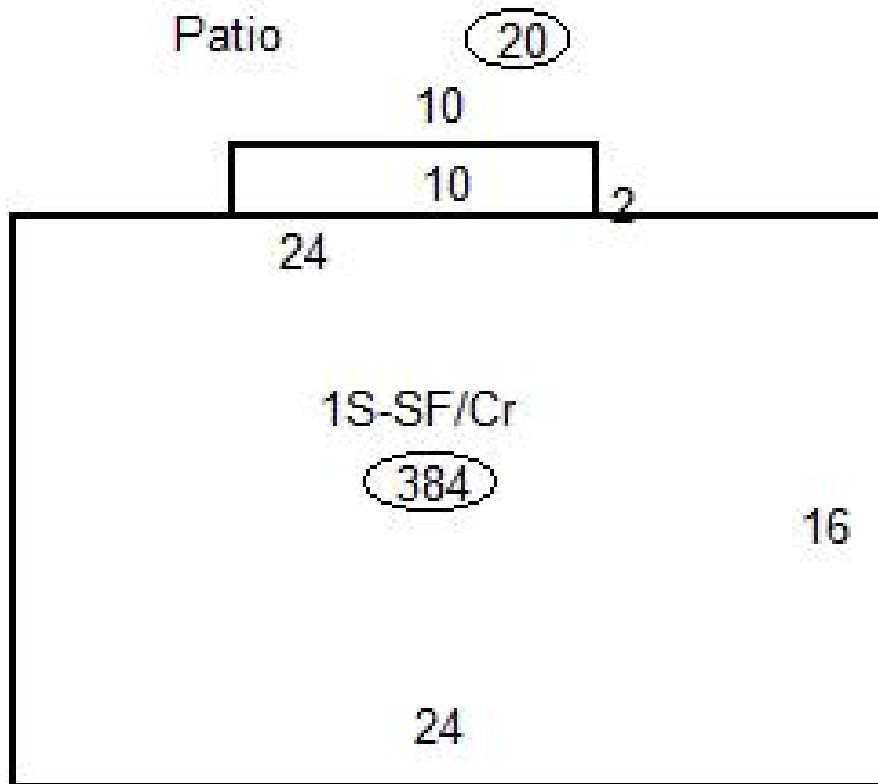
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Sketch Image

300005464



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1S-SF/Cr	384	1.000	384
2	M	PATO		10	Patio	20	1.000	20
Total Building Area						384		384