



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:08:44
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Assessment Data					Primary Image									
Account	300005549													
Parcel ID	1070-00-231-006-0-001-00													
Cadastral ID	1070-231-006-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UC	VI Area 3												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14805													
GALDEAN, JUAN M.														
P.O. BOX 981 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00516 N HOY ST													
Subdivision	MILLER'S ADDN													
Lot/Block	0006 / 0231	Parcel Size 1 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.83707369 -99.62682050														
MILLERS ADD BLOCK 231 LOTS 6														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					607/827	WEIDEMANN, BETTY MARIE	11/05/2005	27,000	MU					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	2,000	2,000	12%	240	Assessed	240	18.90					
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	2,000	2,000		240	Total Taxable	240	19.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300005549	GALDEAN, JUAN M.			201	2,000	0	240	19.00					
2024	2024-300005549	GALDEAN, JUAN M.			201	2,000	0	240	20.00					
2023	2023-300005549	GALDEAN, JUAN M.			201	2,000	0	231	19.00					
2022	2022-300005549	GALDEAN, JUAN M.			201	2,000	0	220	18.00					
2021	2021-300005549	GALDEAN, JUAN M.			201	2,000	0	209	17.00					
2020	2020-300005549	GALDEAN, JUAN M.			201	2,000	0	199	16.00					
2019	2019-0005549	GALDEAN, JUAN M.			201	2,000		190	16.00					
2018	2018-0005549	GALDEAN, JUAN M.			201	2,000		181	15.00					
2017	2017-0005549	GALDEAN, JUAN M.			201	2,000		172	14.00					
2016	2016-0005549	GALDEAN, JUAN M.			201	2,000		164	14.00					
2015	2015-0005549	GALDEAN, JUAN M.			201	2,000		156	12.00					
2014	2014-0005549	GALDEAN, JUAN M.			201	2,000		149	12.00					
2013	2013-0005549	GALDEAN, JUAN M.			201	3,000		142	11.00					

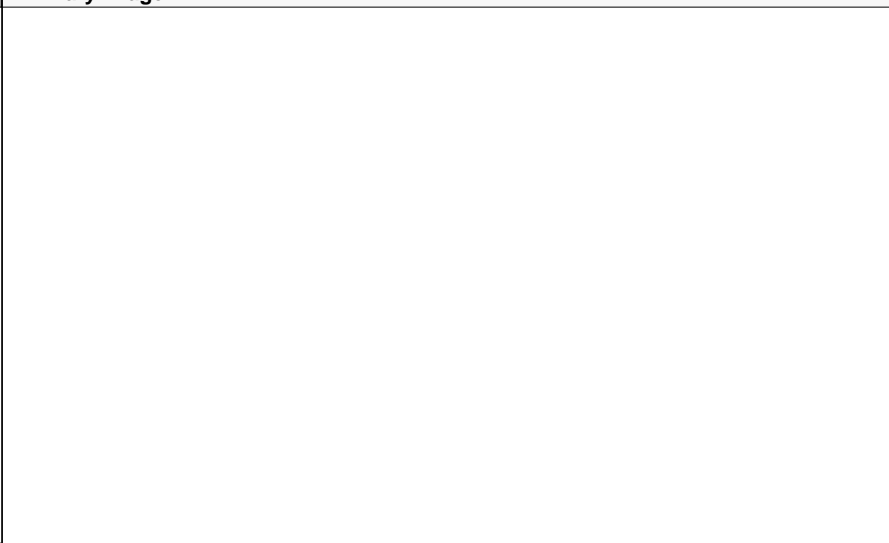


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Lot Data	Primary Image
<p>Lot Size 0 x 0</p> <p>Lot Count</p> <p>Units Buildable 2000</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 7 BUFFALOMILLERS COM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 2,500.00 x .80 = 2,000</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 2,000</p>	
Cost Approach	
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 2,000</p> <p>Cost Approach Value 2,000</p>	<p>Image Information</p> <p>Image ID 32098</p> <p>Image Date 2/24/2025</p> <p>Name 001.JPG</p> <p>Description EMPTY LOT NORTH OF BUILDING</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 2,000</p> <p>Total Appraised Value 2,000</p>