




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:10:29
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Assessment Data					Primary Image									
Account	300005658				 <p>1070-00-270-008-0-001-00 02/26/24</p>									
Parcel ID	1070-00-270-008-0-001-00													
Cadastral ID	1070-270-008-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UC	VI Area	2											
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14873													
WALKER, DUSTIN														
PO BOX 82 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00710 NE FIRST ST													
Subdivision	MILLER'S ADDN													
Lot/Block	0008 / 0270	Parcel Size	3 - Lots											
Sec/Twn/Rng	/ / /													
Neighborhood	100100 - BUFFALO ORIG/MILLERS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.84082561 -99.63073127														
MILLERS ADD. BLOCK 270 LOTS 8-10-12														
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					
					687/799	WADDLE, TOM	03/25/2013	20,000	21					
					576/622	SIMMONS, SUSAN	08/23/2002	12,000	Q					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	8,100	8,100	12%	972	Assessed	4,221	332.36					
Year Frozen		Improvements	27,078	27,078		3,249	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	35,178	35,178		4,221	Total Taxable	4,221	332.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300005658	WALKER, DUSTIN	201	35,178	0	4,221	332.00							
2024	2024-300005658	WALKER, DUSTIN	201	34,489	0	4,102	334.00							
2023	2023-300005658	WALKER, DUSTIN	201	32,893	0	3,907	323.00							
2022	2022-300005658	WALKER, DUSTIN	201	31,052	0	3,721	306.00							
2021	2021-300005658	WALKER, DUSTIN	201	30,824	0	3,544	293.00							
2020	2020-300005658	WALKER, DUSTIN	201	32,368	0	3,375	278.00							
2019	2019-0005658	WALKER, DUSTIN	201	36,436		3,214	266.00							
2018	2018-0005658	WALKER, DUSTIN	201	37,999		3,061	254.00							
2017	2017-0005658	WALKER, DUSTIN	201	37,368		2,916	242.00							
2016	2016-0005658	WALKER, DUSTIN	201	38,818		2,777	236.00							
2015	2015-0005658	WALKER, DUSTIN	201	37,762		2,644	210.00							
2014	2014-0005658	WALKER, DUSTIN	201	20,990		2,519	202.00							
2013	2013-0005658	WALKER, DUSTIN	201	52,523		1,750	139.00							



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Lot Data		Primary Image	
Lot Size	75 x 135		
Lot Count			
Units Buildable	8100		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Value Model	7 BUFFALOMILLERS COM		
Value Method	Square-Foot		
Base Lot Value	10,125.00 x .80 =	8,100	
Factor Value	0		
Adjustments			
Lot Value	8,100		
Cost Approach		Image Information	
Manual Date	07/2025	Image ID	29104
Total Building Area	1,200	Image Date	3/4/2024
Total Base Value	66,708	Name	001.JPG
Modifier Value		Description	SERVICE GARAGE SHED
Misc Improvements			
Replacement Cost New	66,708		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	18,678		
Economic Depreciation			
RCNLD (All Sources)	18,678		
Depreciated Improvements	6,918		
Outbuilding Value	497		
Total Improvement Value	26,093		
Land Value	8,100		
Cost Approach Value	34,193	28.49/SqFt	
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	497
Miscellaneous Income		Land Value	8,100
Effective Gross Income (EGI)		Total Appraised Value	34,193
Total Expenses			28.49/SqFt
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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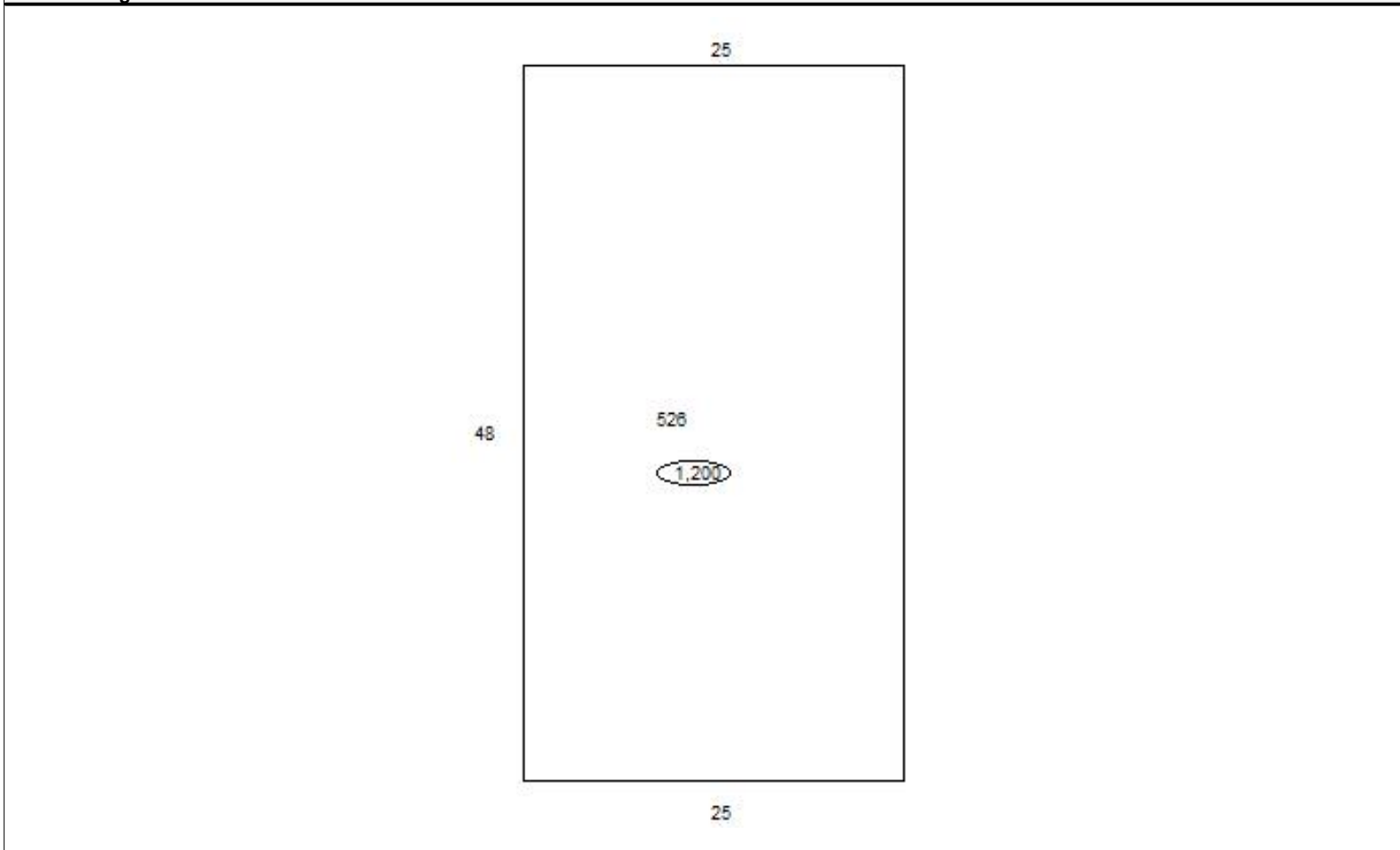
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	526		13	526	1,200	1.000	1,200
Total Building Area						1,200		1,200



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Account 300005658
Parcel ID 1070-00-270-008-0-001-00
Cadastral ID 1070-270-008-00-0-001-00

Tax Area Code 201
Property Class UC
Owners Name WALKER, DUSTIN

Building Data

Building ID 121
Building Sequence 1
Occupancy 1 526 Service Garage Shed 100%
Occupancy 2
Occupancy 3
Total Floor Area 1,200
Average Perimeter 146
Number Of Storys 1.00
Average Wall Ht 10.00
Year Built 1988
Effective Age 34
Construction Class 7 - Pre-Engineered Steel Frame
Quality 4 - Good
Condition 3 - Average
Exterior Wall 88 - Stud Metal Siding
Heating/Cooling 15 - No HVAC
Roof Type Gable
Roof Cover Composition

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name 001.JPG
Image Date 3/4/2024
Image Name 001.JPG
Description SERVICE GARAGE SHED

Cost Calculations

Appraisal Zone 2
Zone Description VI AREA 2
Base Cost 29.34
Wall Cost 26.25
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 55.59
Total Area 1,200
Base RCN 66,708
Misc Impr Value

Manual Date
Base Year 2026
Modifier Value
Total Replacement Cost 66,708
Physical Depreciation 72%
Functional Depreciation
Total Depreciation 72% (48,030)
Total RCNLD 18,678
Lump Sums 6,918
Total Building Value 25,596 \$ 21.33 Per SqFt

Miscellaneous Improvements

Code	Description	Year	Size	Units	Unit Cost	Depr	Value
UHRV	Utility Hookup - RV	2010	2	2	3,202.38	46%	3,459
UHRV	Utility Hookup - RV	2010	2	2	3,202.38	46%	3,459
Total Misc Improvement							6,918



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	Paving - Concrete DRIVE	25x24x0	Concrete		600
	Qual 3	Cond 3	Year 1997	Eff Age 29		
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (4.14 x 600)		2,484	1,987	497
Total Site Improvement Value						497