



# 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	300005697				<p>1090-00-001-002-0-002-00 02/26/24</p>									
Parcel ID	1090-00-001-002-0-002-00													
Cadastral ID	1090-001-002-00-0-002-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 2												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14871													
WILKINSON, LEO SEAN														
PO BOX 675 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00415 E ELM DR													
Subdivision	NORTHERN HILLS 1ST ADDN.													
Lot/Block	0002 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100200 - NORTHERN ADDS													
School District	4-BUFFAL - 4-BUFFALO													
YARD SHED 3/4/2024														
Legal Description Lat/Long: 36.84538097 -99.62821825														
NORTHERN HILLS 1ST BLOCK 1 E2 LOT 2 BOOK 777 PAGE 648														
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					
					777/648	HAYES, PATRICK &	09/13/2023	46,500	Q					
					756/115	STONE, DARROL DEAN	10/13/2020	45,000	07					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap	2024	Land Value	1,103	1,103	12%	132	Assessed	193	15.20					
Year Frozen		Improvements	522	509		61	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	1,625	1,612		193	Total Taxable	193	15.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300005697	WILKINSON, LEO SEAN	201	1,625	0	184	14.00							
2024	2024-300005697	WILKINSON, LEO SEAN	201	1,463	0	175	14.00							
2023	2023-300005697	WILKINSON, LEO SEAN	201	1,431	0	171	14.00							
2022	2022-300005697	HAYES, PATRICK &	201	1,391	0	167	14.00							
2021	2021-300005697	HAYES, PATRICK &	201	1,293	0	155	13.00							
2020	2020-300005697	STONE, DARROL DEAN	201	1,103	0	110	9.00							
2019	2019-0005697	STONE, DARROL DEAN	201	1,103		105	9.00							
2018	2018-0005697	STONE, DARROL DEAN	201	1,103		100	8.00							
2017	2017-0005697	STONE, DARROL DEAN	201	1,103		95	8.00							
2016	2016-0005697	STONE, DARROL DEAN	201	945		91	8.00							
2015	2015-0005697	STONE, DARROL DEAN	201	945		87	7.00							
2014	2014-0005697	STONE, DARROL DEAN	201	945		83	7.00							
2013	2013-0005697	STONE, DARROL DEAN	201	945		79	6.00							



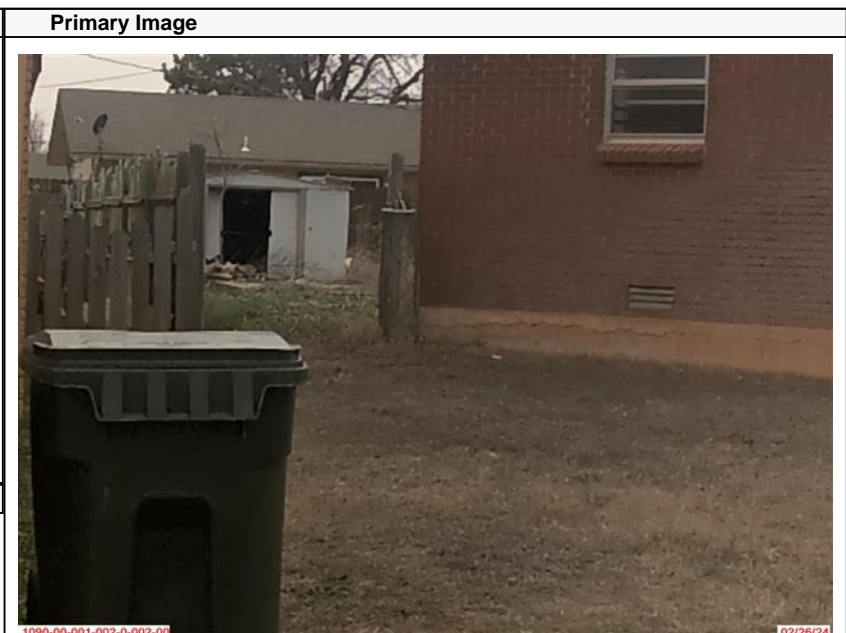
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Lot Data		Square-Foot - BUFFALO NORTHERN ADD	
Lot Size	35	x	90
Lot Count			
Units Buildable	1103		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	3,150.00 x .35 = 1,103		
Factor Value			
Adjustments			
Lot Value	1,103		



YARD SHED 3/4/2024

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	
Adusted R	
Indicated Value	

### Direct Comparables

Selection Model	DEFAULT	DEFAULT SELECTION MODEL
Adjustment Model	DEFAULT	DEFAULT ADJUSTMENTS TABLE
Comparables		
Indicated Value		

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	1,103		
Indicated Value	1,103	0.00	Per SqFt
Agland Value			
Site Improvements	526		
Total Value	1,629	0.00	Total Value Per SqFt

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	+ 1,103
Total Area	x	Indicated Value	= 1,103
Adjusted Cost	= 0	Value Per SqFt	0.00

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Backyard	10x8x5	Dirt	Formed Metal	80
	Qual	3.5	Cond 3.5	Year 1980	Eff Age 42	
	<b>Valuation Summary</b> Base Cost (23.47 x 80) 1,878		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
	PACN	Paving - Concrete	12x9x0	Concrete		108
	Qual	3	Cond 3	Year 1980	Eff Age 46	
	<b>Valuation Summary</b> Base Cost (6.95 x 108) 751		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>