




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
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Assessment Data					Primary Image									
Account	300005699				 <p>HOUSE 3/4/2024</p>									
Parcel ID	1090-00-001-005-0-001-00													
Cadastral ID	1090-001-005-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 2												
Tax Area	201 - 4T-BUFFALO-C													
Name ID	14900													
GEORGE, WILLIAM L. & BECKY L. GEORGE (LE)														
PO BOX 376 BUFFALO OK 73834-0000														
Parcel Location														
Situs	00412 N LOCUST ST													
Subdivision	NORTHERN HILLS 1ST ADDN.													
Lot/Block	0005 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	100200 - NORTHERN ADDS													
School District	4-BUFFAL - 4-BUFFALO													
Legal Description Lat/Long: 36.84204083 -99.62852034														
NORTHERN HILLS 1ST BLOCK 1 LOT 5 WILLIAM GEORGE DECEASED 11/15/2025														
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														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	Yes	1,000	1,000	518/429	GEORGE, KERMIT S., ETUX	09/24/1996	18,000	U					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax						
Remove Cap		Land Value	2,178	1,467	12%	176	Assessed	5,412	426.14					
Year Frozen	2025	Improvements	64,781	43,639		5,236	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-79.00					
TIF Project ID	0	Total Value	66,959	45,106		5,412	Total Taxable	4,412	347.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300005699	GEORGE, WILLIAM L. & BECKY L. GEORGE (LE)			201	66,959	1000	4,413	347.00					
2024	2024-300005699	GEORGE, WILLIAM L. &			201	70,815	1000	4,255	346.00					
2023	2023-300005699	GEORGE, WILLIAM L. &			201	65,024	1000	4,103	339.00					
2022	2022-300005699	GEORGE, WILLIAM L. &			201	56,009	1000	3,953	325.00					
2021	2021-300005699	GEORGE, WILLIAM L. &			201	54,316	1000	3,810	315.00					
2020	2020-300005699	GEORGE, WILLIAM L. &			201	53,284	1000	3,669	302.00					
2019	2019-0005699	GEORGE, WILLIAM L. &			201	52,826		3,533	293.00					
2018	2018-0005699	GEORGE, WILLIAM L. &			201	52,826		3,401	282.00					
2017	2017-0005699	GEORGE, WILLIAM L. &			201	54,109		3,273	272.00					
2016	2016-0005699	GEORGE, WILLIAM L. &			201	53,202		3,149	268.00					
2015	2015-0005699	GEORGE, WILLIAM L. &			201	48,063		3,027	240.00					
2014	2014-0005699	GEORGE, WILLIAM L. &			201	48,063		2,911	233.00					
2013	2013-0005699	GEORGE, WILLIAM L. &			201	53,326		2,797	223.00					



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Lot Data	Square-Foot - BUFFALO NORTHERN ADD	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	2178	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	6,224.00 x .35 = 2,178	
Factor Value		
Adjustments		
Lot Value	2,178	

Residential Data	
Type	1 Single Family Residence
Condition	2.75 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,350 / 1,350
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	240 Carport - Gable Roof
Remodel	
Year/Eff Age	1970 / 59

HOUSE	3/4/2024
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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	93.15	Total Misc Impr	+ 5,849
Roofing Adj	+ 4.07	Garage Cost	+ 2,011
Subfloor Adj	+ 0.00	Total RCN	= 160,032
Heat/Cool Adj	+ 10.77	Depreciation (61%)	- 97,620
Plumbing Adj	+ 4.73	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 62,412
Adj Base Cost	= 112.72	Lot Value	+ 2,178
Total Area	x 1,350	Indicated Value	= 64,590
Adjusted Cost	= 152,172	Value Per SqFt	47.84

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	62,412		
Lot Value	2,178		
Indicated Value	64,590	47.84	Per SqFt
Agland Value			
Site Improvements	1,074		
Total Value	65,664	48.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	4213	20x10	1970	200	22.41		4,482
PRCH	Slab Porch - Covered	4214	15x4	1970	60	22.78		1,367



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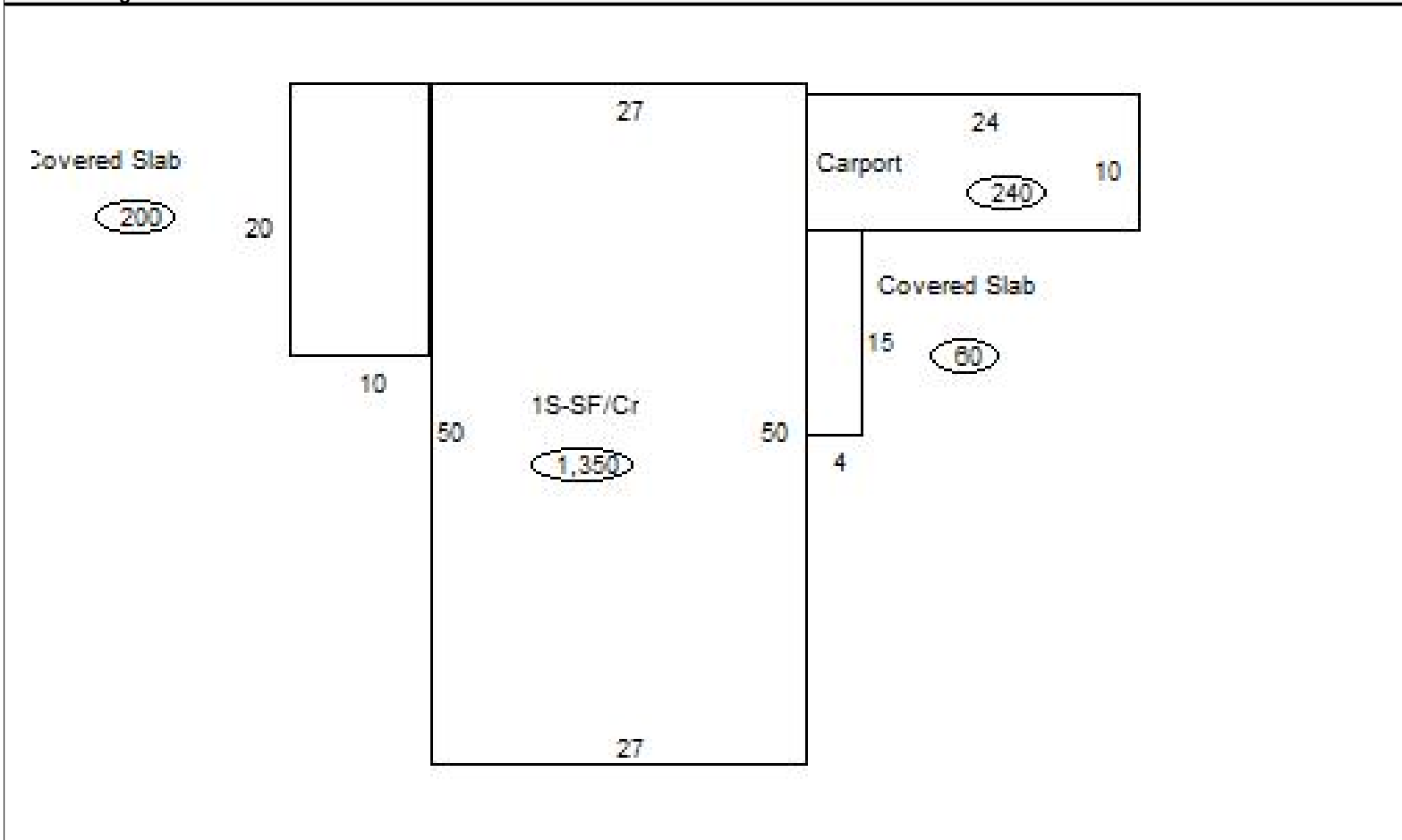
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		20	Covered Slab	200	1.000	200
2	M	PRCH		20	Covered Slab	60	1.000	60
3	G	3		20	Carport	240	1.000	240
4	R	1	Crawl	20	1S-SF/Cr	1,350	1.000	1,350
Total Building Area						1,350		1,350



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRNR	Greenhouse FLAT VALUE GREENHOUSE	16x10x8			160
	Qual 3	Cond 3	Year 1990	Eff Age 27		

Valuation Summary	Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
Base Cost (3.06 x 160) 490			490 368	122

SHDS	Yard Shed - Wood	16x12x6	Dirt	Composition Roll	192
Qual 3.5	Cond 3.5	Year 1990	Eff Age 33		

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (17.60 x 192) 3,379			3,379 2,703	676



PACN	Paving - Concrete Drive	33x10x0	Concrete		330
Qual 3	Cond 3	Year 1970	Eff Age 56		

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4.18 x 330) 1,379			1,379 1,103	276