



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:11:15
 Page 1

Assessment Data					Primary Image														
Account 300005707 Parcel ID 1090-00-002-007-0-001-00 Cadastral ID 1090-002-007-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 14904 BALCOMB, LAURIE A. PO BOX 942 BUFFALO OK 73834-0000 Parcel Location Situs 00422 E ELM DR Subdivision NORTHERN HILLS 1ST ADDN. Lot/Block 0007 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng / / / Neighborhood 100200 - NORTHERN ADDS School District 4-BUFFAL - 4-BUFFALO					<p>1090-00-002-007-0-001-00 02/26/24</p>														
HOUSE / SIDEWALK 3/4/2024																			
Legal Description Lat/Long: 36.71100674 -99.89538685					Building Permits														
NORTHERN HILLS 1ST BLOCK 2 LOT 7					<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										
H	Homestead	Yes	1,000	1,000	733/279	BALCOMB, LAURIE A. & SHERM	11/15/2017	35,000	04										
					577/683	MORGAN, PENNY A. ETVIR	10/04/2002	58,500	Q										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax										
Remove Cap			Land Value	2,835	2,835	12%	340	Assessed	7,219										
Year Frozen			Improvements	57,327	57,327		6,879	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	1,000										
TIF Project ID	0		Total Value	60,162	60,162		7,219	Total Taxable	6,219										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-300005707	BALCOMB, LAURIE A.			201	60,162	1000	6,219	490.00										
2024	2024-300005707	BALCOMB, LAURIE A.			201	65,695	1000	6,569	535.00										
2023	2023-300005707	BALCOMB, LAURIE A.			201	61,262	0	7,349	608.00										
2022	2022-300005707	BALCOMB, LAURIE A.			201	58,325	0	6,999	576.00										
2021	2021-300005707	BALCOMB, LAURIE A.			201	58,835	0	7,060	583.00										
2020	2020-300005707	BALCOMB, LAURIE A.			201	58,388	0	7,006	577.00										
2019	2019-0005707	BALCOMB, LAURIE A.			201	57,452		6,894	571.00										
2018	2018-0005707	BALCOMB, LAURIE A.			201	59,393		7,127	591.00										
2017	2017-0005707	BALCOMB, LAURIE A. &			201	61,334		6,360	529.00										
2016	2016-0005707	CROUCH, LOIS			201	60,721		6,287	535.00										
2015	2015-0005707	CROUCH, LOIS			201	61,422		6,371	506.00										
2014	2014-0005707	CROUCH, LOIS			201	61,422		6,371	511.00										
2013	2013-0005707	CROUCH, LOIS			201	61,422		6,371	507.00										



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:11:15
 Page 2

Lot Data	Square-Foot - BUFFALO NORTHERN ADD	Primary Image
Lot Size	60 x 135	
Lot Count		
Units Buildable	2835	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	8,100.00 x .35 = 2,835	
Factor Value		
Adjustments		
Lot Value	2,835	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,352 / 1,352
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1965 / 61

HOUSE / SIDEWALK	3/4/2024
------------------	----------

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	85.36	Total Misc Impr	+ 4,979
Roofing Adj	+ 4.07	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 150,238
Heat/Cool Adj	+ 10.77	Depreciation (63%)	- 94,650
Plumbing Adj	+ 7.24	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 55,588
Adj Base Cost	= 107.44	Lot Value	+ 2,835
Total Area	x 1,352	Indicated Value	= 58,423
Adjusted Cost	= 145,259	Value Per SqFt	43.21

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	55,588		
Lot Value	2,835		
Indicated Value	58,423	43.21	Per SqFt
Agland Value			
Site Improvements	427		
Total Value	58,850	43.53	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	1 1st Frm Cls A	0		1965	1	4,783.32		4,783
PATO	Slab Porch - Open	4234	5x4	1965	20	9.78		196



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

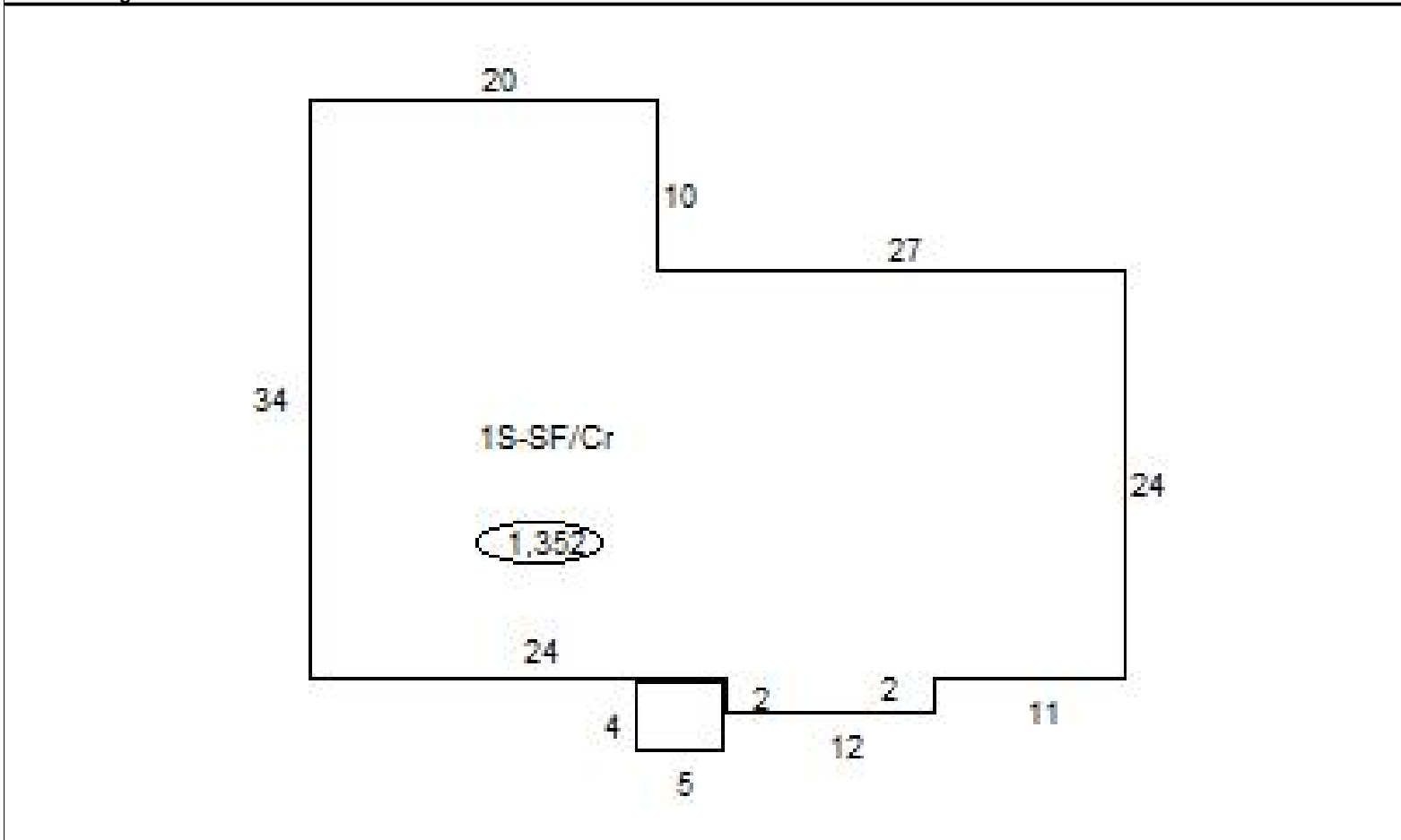
Date 02/06/2026

Time 07:11:15

Page 3

Sketch Image

300005707



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PATO		20	Open Slab	20	1.000	20
2	R	1	Crawl	20	1S-SF/Cr	1,352	1.000	1,352
Total Building Area						1,352		1,352



Harper



Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:11:15
Page 4

300005707

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
 <p>1090-00-002-007-0-001-00 4-9-2020</p>	PACN	Paving - Concrete Driveway	35x9x0	Concrete		315
	Qual	3	Cond 3	Year 1970	Eff Age 56	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.19 x 315)	1,320		1,320	1,056	264
	PACN	Paving - Concrete Walk	30x4x0	Concrete		120
	Qual	3	Cond 3	Year 1970	Eff Age 56	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (6.78 x 120)	814		814	651	163