



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026  
 Time 07:11:44  
 Page 1

Assessment Data					Primary Image																																																																
<b>Account</b> 300005737 <b>Parcel ID</b> 1100-00-001-009-0-001-00 <b>Cadastral ID</b> 1100-001-009-00-0-001-00 <b>Property Type</b> REAL - Real Property <b>Property Class</b> UR VI Area 4 <b>Tax Area</b> 201 - 4T-BUFFALO-C <b>Name ID</b> 14739 WILSON, STEPHEN D. & STACIE R. WILSON  405 LUCIA DR BUFFALO OK 73834-0000  <b>Parcel Location</b> <b>Situs</b> 00514 SW THIRD ST <b>Subdivision</b> RANCH ACRES <b>Lot/Block</b> 0009 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> / / / <b>Neighborhood</b> 100300 - RANCHLENARDS <b>School District</b> 4-BUFFAL - 4-BUFFALO					<p>1100-00-001-009-0-001-00 5737 04/05/2022</p>																																																																
<b>Legal Description</b> Lat/Long: 36.82342554 -99.64319304 RANCH ACRES PART TRACT 9;PART OF E2 TRACT 10 BOOK 734 PAGE 636																																																																					
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2025	2025-300005737	WILSON, STEPHEN D. &			201	11,734	0	1,408	111.00																																																												
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2019	2019-0005737	WILSON, STEPHEN D. &			201	11,734		1,408	117.00																																																												
2018	2018-0005737	WILSON, STEPHEN D. AND			201	11,734		1,027	85.00																																																												
2017	2017-0005737	WARD, ROBERT &			201	11,734		978	81.00																																																												
2016	2016-0005737	WARD, ROBERT &			201	11,734		931	79.00																																																												
2015	2015-0005737	WARD, ROBERT &			201	11,734		887	70.00																																																												
2014	2014-0005737	WARD, ROBERT &			201	11,734		845	68.00																																																												
2013	2013-0005737	WARD, ROBERT &			201	6,705		805	64.00																																																												



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Lot Data	Square-Foot - BUFFALO RANCHLENARD	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	11734	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	33,525.00 x .35 = 11,734	
Factor Value		
Adjustments		
Lot Value	11,734	

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	/



1 4/6/2022

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	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	+ 11,734
Total Area	x	Indicated Value	= 11,734
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	11,734		
Indicated Value	11,734	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	11,734	0.00	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value