



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:08
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300005765 Parcel ID 1199-01-27N-23W-4-010-00 Cadastral ID 1199-27N-23W-01-4-010-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 25575 JORDAN FAMILY REVOCABLE TRUST P O BOX 793 BUFFALO OK 73834- Parcel Location Situs 00621 CECIL ST Subdivision OUTLYING AREA--BUFFALO Lot/Block / Parcel Size 1.5 - Lots Sec/Twn/Rng 1 / 27 / 23 / 4 Neighborhood 119900 - OUTLYING AREA BUFF School District 4-BUFFAL - 4-BUFFALO																																																																																																																									
Legal Description Lat/Long: 36.84241077 -99.62217310 OUTLYING AREAS TO THE TOWN OF BUFFALO SEC.1-27-23 TRACT IN SE4 1 1/2 ACRES										HOUSE 4/4/2024																																																																																																															
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>78.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value</td> <td>19,602</td> <td>19,602</td> <td>12%</td> <td>2,352</td> <td>Assessed</td> <td>13,872 1,092.28</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>107,251</td> <td>95,999</td> <td></td> <td>11,520</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000 -78.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>126,853</td> <td>115,601</td> <td></td> <td>13,872</td> <td>Total Taxable</td> <td>12,872 1,014.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	Remove Cap		Land Value	19,602	19,602	12%	2,352	Assessed	13,872 1,092.28	Year Frozen		Improvements	107,251	95,999		11,520	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -78.00	TIF Project ID	0	Total Value	126,853	115,601		13,872	Total Taxable	12,872 1,014.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>782/286 /</td> <td>JORDAN, ROYCE & JORDAN, ROYCE &</td> <td>06/13/2024</td> <td></td> <td>04</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	782/286 /	JORDAN, ROYCE & JORDAN, ROYCE &	06/13/2024		04																																																									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax																																																																																																																	
Remove Cap		Land Value	19,602	19,602	12%	2,352	Assessed	13,872 1,092.28																																																																																																																	
Year Frozen		Improvements	107,251	95,999		11,520	Penalty	0																																																																																																																	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -78.00																																																																																																																	
TIF Project ID	0	Total Value	126,853	115,601		13,872	Total Taxable	12,872 1,014.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
782/286 /	JORDAN, ROYCE & JORDAN, ROYCE &	06/13/2024		04																																																																																																																					
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300005765</td><td>JORDAN FAMILY REVOCABLE TRUST</td><td>201</td><td>126,853</td><td>1000</td><td>12,468</td><td>982.00</td></tr> <tr><td>2024</td><td>2024-300005765</td><td>JORDAN FAMILY REVOCABLE TRUST</td><td>201</td><td>132,571</td><td>1000</td><td>12,075</td><td>983.00</td></tr> <tr><td>2023</td><td>2023-300005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>118,042</td><td>1000</td><td>11,695</td><td>967.00</td></tr> <tr><td>2022</td><td>2022-300005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>102,712</td><td>1000</td><td>11,325</td><td>932.00</td></tr> <tr><td>2021</td><td>2021-300005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>102,305</td><td>1000</td><td>11,134</td><td>919.00</td></tr> <tr><td>2020</td><td>2020-300005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>98,172</td><td>1000</td><td>10,780</td><td>887.00</td></tr> <tr><td>2019</td><td>2019-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>100,679</td><td></td><td>11,081</td><td>918.00</td></tr> <tr><td>2018</td><td>2018-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>103,187</td><td></td><td>10,872</td><td>902.00</td></tr> <tr><td>2017</td><td>2017-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>105,694</td><td></td><td>10,527</td><td>875.00</td></tr> <tr><td>2016</td><td>2016-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>106,948</td><td></td><td>10,191</td><td>867.00</td></tr> <tr><td>2015</td><td>2015-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>99,542</td><td></td><td>9,864</td><td>783.00</td></tr> <tr><td>2014</td><td>2014-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>100,647</td><td></td><td>9,548</td><td>765.00</td></tr> <tr><td>2013</td><td>2013-0005765</td><td>JORDAN, ROYCE &</td><td>201</td><td>111,522</td><td></td><td>9,241</td><td>736.00</td></tr> </tbody> </table>					Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300005765	JORDAN FAMILY REVOCABLE TRUST	201	126,853	1000	12,468	982.00	2024	2024-300005765	JORDAN FAMILY REVOCABLE TRUST	201	132,571	1000	12,075	983.00	2023	2023-300005765	JORDAN, ROYCE &	201	118,042	1000	11,695	967.00	2022	2022-300005765	JORDAN, ROYCE &	201	102,712	1000	11,325	932.00	2021	2021-300005765	JORDAN, ROYCE &	201	102,305	1000	11,134	919.00	2020	2020-300005765	JORDAN, ROYCE &	201	98,172	1000	10,780	887.00	2019	2019-0005765	JORDAN, ROYCE &	201	100,679		11,081	918.00	2018	2018-0005765	JORDAN, ROYCE &	201	103,187		10,872	902.00	2017	2017-0005765	JORDAN, ROYCE &	201	105,694		10,527	875.00	2016	2016-0005765	JORDAN, ROYCE &	201	106,948		10,191	867.00	2015	2015-0005765	JORDAN, ROYCE &	201	99,542		9,864	783.00	2014	2014-0005765	JORDAN, ROYCE &	201	100,647		9,548	765.00	2013	2013-0005765	JORDAN, ROYCE &	201	111,522		9,241	736.00					
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-300005765	JORDAN FAMILY REVOCABLE TRUST	201	126,853	1000	12,468	982.00																																																																																																																		
2024	2024-300005765	JORDAN FAMILY REVOCABLE TRUST	201	132,571	1000	12,075	983.00																																																																																																																		
2023	2023-300005765	JORDAN, ROYCE &	201	118,042	1000	11,695	967.00																																																																																																																		
2022	2022-300005765	JORDAN, ROYCE &	201	102,712	1000	11,325	932.00																																																																																																																		
2021	2021-300005765	JORDAN, ROYCE &	201	102,305	1000	11,134	919.00																																																																																																																		
2020	2020-300005765	JORDAN, ROYCE &	201	98,172	1000	10,780	887.00																																																																																																																		
2019	2019-0005765	JORDAN, ROYCE &	201	100,679		11,081	918.00																																																																																																																		
2018	2018-0005765	JORDAN, ROYCE &	201	103,187		10,872	902.00																																																																																																																		
2017	2017-0005765	JORDAN, ROYCE &	201	105,694		10,527	875.00																																																																																																																		
2016	2016-0005765	JORDAN, ROYCE &	201	106,948		10,191	867.00																																																																																																																		
2015	2015-0005765	JORDAN, ROYCE &	201	99,542		9,864	783.00																																																																																																																		
2014	2014-0005765	JORDAN, ROYCE &	201	100,647		9,548	765.00																																																																																																																		
2013	2013-0005765	JORDAN, ROYCE &	201	111,522		9,241	736.00																																																																																																																		



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:09
 Page 2

Lot Data	Square-Foot - OUTLYING AREA	Primary Image
Lot Size	0 0	
Lot Count		
Units Buildable	19602	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	65,340.00 x .30 = 19,602	
Factor Value		
Adjustments		
Lot Value	19,602	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,117 / 2,117
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,117
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1988 / 46

HOUSE	4/4/2024
-------	----------

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	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	89,743		
Lot Value	19,602		
Indicated Value	109,345	51.65	Per SqFt
Agland Value			
Site Improvements	15,664		
Total Value	125,009	59.05	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	72.96	Total Misc Impr	+ 11,990
Roofing Adj	+ 3.02	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 199,429
Heat/Cool Adj	+ 8.78	Depreciation (55%)	- 109,686
Plumbing Adj	+ 3.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 89,743
Adj Base Cost	= 88.54	Lot Value	+ 19,602
Total Area	x 2,117	Indicated Value	= 109,345
Adjusted Cost	= 187,439	Value Per SqFt	51.65

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WDBS	1 1st Stv Cls A	0		1	1	1,527.38		1,527
PRCH	Slab Porch - Open	4418	50x10		500	17.07		8,535
PRCH	Slab Porch - Open	4419	18x6		108	17.85		1,928



Harper

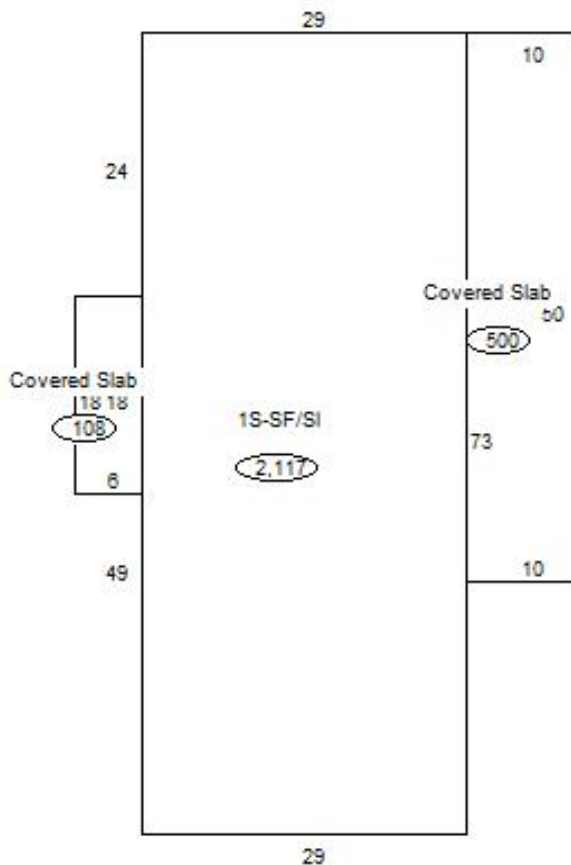
Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:09
 Page 3

Sketch Image

300005765



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,117	1.000	2,117
2	M	PRCH		20	Covered Slab	500	1.000	500
3	M	PRCH		20	Covered Slab	108	1.000	108
Total Building Area						2,117		2,117



Harper




Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:12:09
 Page 4

300005765

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Wood	16x12x8		Composition Shingle	192
	Qual	3	Cond 3	Year 2005	Eff Age 21	
	Valuation Summary		Modifier Total	RCN	Depr (61% Phys/ 0% Func)	
Base Cost (20.77 x 192)		3,988		3,988	2,433	1,555
	SHDS	Yard Shed - Metal	10x10x8		Formed Metal	100
	Qual	3	Cond 3	Year 2003	Eff Age 23	
	Valuation Summary		Modifier Total	RCN	Depr (65% Phys/ 0% Func)	
Base Cost (23.83 x 100)		2,383		2,383	1,549	834
	UTIL	Utility Bldg 3 Door Garage	45x30x10		Formed Metal	1,350
	Qual	3	Cond 3	Year 1990	Eff Age 36	
	Valuation Summary		Modifier Total	RCN	Depr (62% Phys/ 0% Func)	
Base Cost (25.56 x 1,350)		34,506		34,506	21,394	13,112
	KNNL	Dog Kennel	14x8x6			1
	Qual	3	Cond 3	Year 1990	Eff Age 27	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ 0% Func)	
Base Cost (816.00 x 1)		816		816	653	163