




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:28:30
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Assessment Data	Primary Image
Account 300006866 Parcel ID 4001-00-004-008-0-001-00 Cadastral ID 4001-004-008-00-0-001-00 Property Type REAL - Real Property Property Class E VI Area 4 Tax Area 204 - 1T-2-ROSSTON-C Name ID 15669 ROSSTON, TOWN OF ROSSTON OK 73855-1267	 <p>4001-00-004-016-0-001-00 ACCT # 6867 06/15/22</p> <p>Field West 6/17/2022</p>

Parcel Location

Situs BEAVER ST
Subdivision ROSSTON ORIGINAL
Lot/Block 0008 / 0004 **Parcel Size** 8 - Lots
Sec/Twn/Rng / / /
Neighborhood 400100 - ROSSTON/MULTI
School District 1-LAVERN - 1-LAVERNE

Legal Description Lat/Long: 36.81499223 -99.93383841

Building Permits

Number	Description	Opened	Closed	Amount
ROSS ORIG BLOCK 4 LOTS 8 THRU 15				

Exemptions

Code	Type	Active	Maximum	Exemption
/				

Sale History

Bk/Pg	Grantor	Date	Price	Code
/	ROSSTON, TOWN OF			

Parcel Valuation

Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax
Remove Cap		1,960	0	12%	0	Assessed	0	0.00
Year Frozen		Improvements 0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value 1,960	0		0	Total Taxable	0	0.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2024	2024-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2023	2023-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2022	2022-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2021	2021-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2020	2020-300006866	ROSSTON, TOWN OF	204	1,960	0		.00
2019	2019-0006866	ROSSTON, TOWN OF	204	1,960			.00
2018	2018-0006866	ROSSTON, TOWN OF	204	1,960			.00
2017	2017-0006866	ROSSTON, TOWN OF	204	1,960			.00
2016	2016-0006866	ROSSTON, TOWN OF	204	1,960			.00
2015	2015-0006866	ROSSTON, TOWN OF	204	1,960			.00
2014	2014-0006866	ROSSTON, TOWN OF	204	1,960			.00
2013	2013-0006866	ROSSTON, TOWN OF	204	1,960			.00



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Lot Data	Primary Image	
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable 1960</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 179 ROSS ORIG/ADDS Square-Foot</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 28,000.00 x .07 = 1,960</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 1,960</p>		
Cost Approach		
<p>Manual Date 07/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 1,960</p> <p>Cost Approach Value 1,960</p>	<p>Image ID</p> <p>Image Date</p> <p>Name</p> <p>Description</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 1,960</p> <p>Total Appraised Value 1,960</p>	