




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	300006891				 <p>4010-00-005-013-0-001-00 ACCT # 6891 06/15/22</p> <p>1 6/16/2022</p>									
Parcel ID	4010-00-005-013-0-001-00													
Cadastral ID	4010-005-013-00-0-001-00													
Property Type	REAL - Real Property													
Property Class	UR	VI Area 4												
Tax Area	204 - 1T-2-ROSSTON-C													
Name ID	25016													
BEUTTENMULLER, ALLEN														
325 WHITE ST ROSSTON OK 73855-														
Parcel Location														
Situs	00325 WHITE ST													
Subdivision	ROSS ADDN													
Lot/Block	0013 / 0005	Parcel Size 6 - Lots												
Sec/Twn/Rng	/ / /													
Neighborhood	400100 - ROSSTON/MULTI													
School District	1-LAVERN - 1-LAVERNE													
Legal Description Lat/Long: 36.83004134 -99.94937231														
ROSS ADD BLOCK 5 LOTS 13 THRU 18														
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										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
766/194	WISEMAN, GRADY	12/10/2022	0	04										
702/368	MAGDALENA, LEAH MARGARET	11/03/2014	11,000	04										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	67.190	Current Tax						
Remove Cap		Land Value	1,470	1,470	12%	176	Assessed	3,611 242.62						
Year Frozen		Improvements	29,899	28,625		3,435	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -68.00						
TIF Project ID	0	Total Value	31,369	30,095		3,611	Total Taxable	2,611 175.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-300006891	BEUTTENMULLER, ALLEN	204	31,369	1000	2,506	168.00							
2024	2024-300006891	BEUTTENMULLER, ALLEN	204	33,082	1000	2,404	160.00							
2023	2023-300006891	BEUTTENMULLER, ALLEN	204	34,599	1000	2,305	155.00							
2022	2022-300006891	BEUTTENMULLER, ALLEN	204	26,740	0	3,208	217.00							
2021	2021-300006891	WISEMAN, GRADY	204	26,740	0	3,208	221.00							
2020	2020-300006891	WISEMAN, GRADY	204	26,740	0	3,193	216.00							
2019	2019-0006891	WISEMAN, GRADY	204	26,740		3,042	182.00							
2018	2018-0006891	WISEMAN, GRADY	204	22,950		2,465	147.00							
2017	2017-0006891	WISEMAN, GRADY	204	22,950		2,347	140.00							
2016	2016-0006891	WISEMAN, GRADY	204	22,950		2,235	133.00							
2015	2015-0006891	WISEMAN, GRADY	204	22,683		2,129	127.00							
2014	2014-0006891	MAGDALENA, LEAH MARGARET	204	22,683		1,027	61.00							
2013	2013-0006891	MAGDALENA, LEAH MARGARET	204	22,683		969	58.00							




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Lot Data	Square-Foot - ROSS ORIG/ADDS Square-Foot	Primary Image
Lot Size	150 x 140	 <p>4010-00-005-013-0-001-00 ACCT # 6891 06/15/22</p>
Lot Count		
Units Buildable	1470	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	21,000.00 x .07 = 1,470	
Factor Value		
Adjustments		
Lot Value	1,470	

Residential Data	
Type	1 Single Family Residence
Condition	2.6 - Fair
Quality	3 - Average
Architecture	TRADITIONAL
Style	100% One Story
Exterior Wall	100% Asbestos Siding
Base/Total Area	1,431 / 1,431
Style	100% One Story
HVAC	100% Floor Furnace 1 Wall Air Conditioners (Cour
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	PARTIAL -
Year/Eff Age	1935 / 85

1 6/16/2022

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	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	28,216		
Lot Value	1,470		
Indicated Value	29,686	20.74	Per SqFt
Agland Value			
Site Improvements	1,846		
Total Value	31,532	22.03	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	83.35	Total Misc Impr	+ 6,078
Roofing Adj	+ 4.81	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 141,079
Heat/Cool Adj	+ 1.73	Depreciation (80%)	- 112,863
Plumbing Adj	+ 4.45	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 28,216
Adj Base Cost	= 94.34	Lot Value	+ 1,470
Total Area	x 1,431	Indicated Value	= 29,686
Adjusted Cost	= 135,001	Value Per SqFt	20.74

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
WDBS	1 1st Stv Cls A	0		1	1	1,874.09	1,874
PRCH	Slab Porch - Covered	7294	18x6		108	22.65	2,446
PRCH	Slab Porch - Covered	7295	7x7		49	22.81	1,118
PRCH	Slab Porch - Covered	7296	7x4		28	22.87	640



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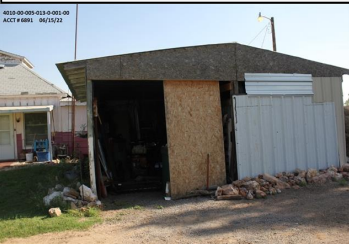


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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	CPDT	Carport - Detached W/ WALLS	23x23x8		Formed Metal	529	
	Qual	3	Cond 3	Year 2000	Eff Age 26		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (8.46 x 529)	4,475		4,475	3,580	895
	SHDS	Yard Shed - Wood	10x12x6		Galvanized Metal	120	
	Qual	3	Cond 3	Year 1990	Eff Age 36		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ 0% Func)	RCNLD
		Base Cost (22.13 x 120)	2,656		2,656	2,125	531
	SHDS	Yard Shed - Metal	10x8x8		Formed Metal	80	
	Qual	3	Cond 3	Year 1990	Eff Age 36		
	Valuation Summary		Modifier Total		RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (26.23 x 80)	2,098		2,098	1,678	420