



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	300010922													
Parcel ID	0000-23-28N-23W-4-001-00													
Cadastral ID	0000-28N-23W-23-4-001-00													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	2											
Tax Area	102 - 4R-BUFFALO													
Name ID	25543													
WOOLFOLK, BAYLIE														
P O BOX 171 BUFFALO OK 73834														
Parcel Location														
Situs	18979 9 RD E													
Subdivision														
Lot/Block	/	Parcel Size	6.96 - Acres											
Sec/Twn/Rng	23 / 28 / 23 / 4													
Neighborhood	1000 - COUNTY													
School District	4-BUFFAL - 4-BUFFALO													
HOUSE 5/23/2024														
Legal Description Lat/Long: 36.93642478 -99.47790952														
SEC 23-28-23 6.96 A TR IN S2S2SE4 BOOK 794 PAGE 171														
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 colspan="5"> </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					
					794/171	LEGG TIMOTHY E. &	12/02/2025	245,000	Q					
					751/61	ZOLLINGER, BRAD & AMANDA	02/12/2020	230,000	Q					
					698/388	WAUGH, GLEN	03/27/2014	62,000	Q					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax					
Remove Cap	2026		Land Value	9,470	9,470	12%	Assessed	27,148	2,137.63					
Year Frozen			Improvements	216,771	216,771		Penalty	0						
Uncapped Value	0		Mobile Home	0	0		Exemption	0	0.00					
TIF Project ID	0		Total Value	226,241	226,241		Total Taxable	27,148	2,138.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-300010922	LEGG TIMOTHY E. &			102	226,241	0	26,622	2,096.00					
2024	2024-300010922	LEGG TIMOTHY E. &			102	243,304	0	25,354	2,065.00					
2023	2023-300010922	LEGG TIMOTHY E. &			102	209,507	0	24,148	1,998.00					
2022	2022-300010922	LEGG TIMOTHY E. &			102	191,651	0	22,998	1,892.00					
2021	2021-300010922	LEGG TIMOTHY E. &			102	188,739	0	22,649	1,870.00					
2020	2020-300010922	LEGG TIMOTHY E. &			102	188,739	0	16,210	1,334.00					
2019	2019-0010922	ZOLLINGER, BRAD &			102	120,338		14,441	1,197.00					
2018	2018-0010922	ZOLLINGER, BRAD &			102	121,789		14,568	1,208.00					
2017	2017-0010922	ZOLLINGER, BRAD &			102	117,863		14,144	1,176.00					
2016	2016-0010922	ZOLLINGER, BRAD &			102	68,396		8,130	692.00					
2015	2015-0010922	ZOLLINGER, BRAD &			102	65,775		7,893	627.00					
2014	2014-0010922	ZOLLINGER, BRAD &			102	9,500		1,140	91.00					



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Lot Data	Acre - HomeSite and Tracts	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 6.96 Topography Street Access Utilities Amenities Method Acre Base Lot Value 6.96 x 1,360.63 = 9,470 Factor Value Adjustments Lot Value 9,470		

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	2,145 / 2,145
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	8 Metal, Formed Seams
Area on Slab	0
Fixture/RghIn	9 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2010 / 13

HOUSE	5/23/2024
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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	86.49	Total Misc Impr	+ 13,254
Roofing Adj	+ 5.85	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 255,210
Heat/Cool Adj	+ 13.89	Depreciation (13%)	- 33,177
Plumbing Adj	+ 6.57	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 222,033
Adj Base Cost	= 112.80	Lot Value	+ 9,470
Total Area	x 2,145	Indicated Value	= 231,503
Adjusted Cost	= 241,956	Value Per SqFt	107.93

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	222,033		
Lot Value	9,470		
Indicated Value	231,503	107.93	Per SqFt
Agland Value			
Site Improvements	29,981		
Total Value	261,484	121.90	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATC	Patio - Covered	7728	52x10		520	16.07		8,356
PATC	Patio - Covered	7729	29x10		290	16.89		4,898



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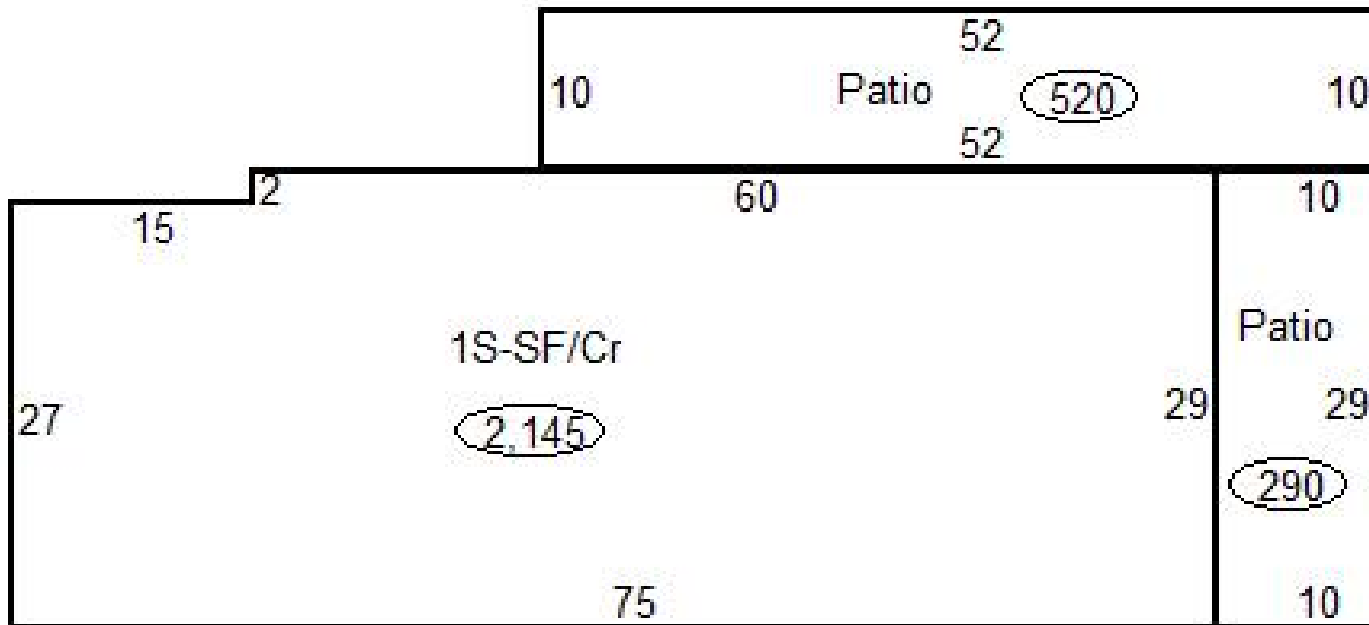
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	2,145	1.000	2,145
2	M	PATC		20	Patio	520	1.000	520
3	M	PATC		20	Patio	290	1.000	290
Total Building Area						2,145		2,145



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PACN	Paving - Concrete Drive/Entry	25x22x0			550	
	Qual	3	Cond 3	Year 2019	Eff Age 7		
	Valuation Summary		Modifier Total	RCN	Depr (38% Phys/ % Func)		RCNLD
	Base Cost (4.15 x 550)		2,283		2,283	868	1,415
	UTIL	Utility Building Garage	40x30x10	Concrete	Formed Metal	1,200	
	Qual	3	Cond 3	Year 2019	Eff Age 7		
	Valuation Summary		Modifier Total	RCN	Depr (13% Phys/ 0% Func)		RCNLD
	Base Cost (26.24 x 1,200)		31,488		31,488	4,093	27,395
	PATC	CovPatio on Garage	15x8x8		Formed Metal	120	
	Qual	3	Cond 3	Year 2019	Eff Age 7		
	Valuation Summary		Modifier Total	RCN	Depr (39% Phys/ 0% Func)		RCNLD
	Base Cost (16.00 x 120)		1,920		1,920	749	1,171