



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:00:06
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Assessment Data					Primary Image																																																																																																																				
Account 300004967 Parcel ID 1070-00-087-011-0-001-00 Cadastral ID 1070-087-011-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 4 Tax Area 201 - 4T-BUFFALO-C Name ID 14455 CENICEROS, FELIX & CHRISTINA CENICEROS P O BOX 694 BUFFALO OK 73834-0000 Parcel Location Situs 00511 SW SECOND ST Subdivision MILLER'S ADDN Lot/Block 0011 / 0087 Parcel Size 3 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					<p>1070-00-087-011-0-001-00 2/25/2022 ACCT. #4967</p> <p>front 4/11/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.81615853 -99.64315682 MILLERS ADD. BLOCK 87 LOTS: 11,13,15																																																																																																																									
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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size 75 x 117.5 Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities Method Square-Foot Base Lot Value 8,812.50 x .30 = 2,644 Factor Value Adjustments Lot Value 2,644		

Residential Data	
Type	6 Mobile Home 76 x 14
Condition	4 - Good
Quality	4 - Good
Architecture	SWMH Singlewide MH
Style	100% Single Wide
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,064 / 1,064
Style	100% Single Wide
HVAC	100% Wall Furnace
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1974 / 42



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	63.35	Total Misc Impr	+ 0
Roofing Adj	+ 3.33	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 84,471
Heat/Cool Adj	+ 0.83	Depreciation (70%)	- 59,130
Plumbing Adj	+ 11.87	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 25,341
Adj Base Cost	= 79.39	Lot Value	+ 2,644
Total Area	x 1,064	Indicated Value	= 27,985
Adjusted Cost	= 84,471	Value Per SqFt	26.30

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	25,341		
Lot Value	2,644		
Indicated Value	27,985	26.30	Per SqFt
Agland Value			
Site Improvements	1,382		
Total Value	29,367	27.60	Total Value Per SqFt

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



Harper

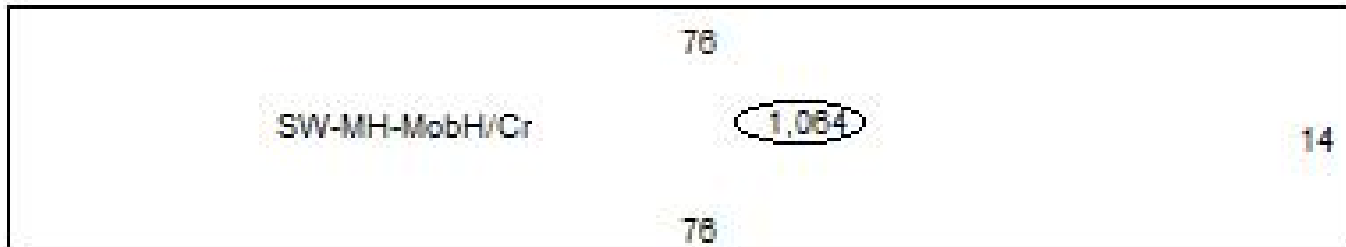
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Sketch Image

300004967



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13	Crawl	20	SW-MH-MobH/Cr	1,064	1.000	1,064
Total Building Area						1,064		1,064



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Yard Shed - Metal Ch Coop?	15x9x8		Galvanized Metal	135
	Qual 1	Cond 1	Year 1990	Eff Age 50		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (14.56 x 135)		1,966	1,966	1,573	393
	SHDS	Shed - Small(GARAGE	22x12x8	Base	Galvanized Metal	264
	Qual 3	Cond 3	Year 1960	Eff Age 66		
			0			
			0			
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (18.74 x 264)		4,947	4,947	3,958	989
	BNV	OLD HOUSE GONE 2022 NO VALUE	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (0.00 x)					