



# Harper

## Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image																																																						
Account	300004995				No Image On File																																																						
Parcel ID	1070-00-091-025-0-001-00																																																										
Cadastral ID	1070-091-025-00-0-001-00																																																										
Property Type	REAL - Real Property																																																										
Property Class	UR	VI Area		4																																																							
Tax Area	201 - 4T-BUFFALO-C																																																										
Name ID	25120																																																										
ESTRADA, HORTENCIA PEREZ & ELIZABETH GOMEZ PEREZ																																																											
PO BOX 271 BUFFALO OK 73834-																																																											
<b>Parcel Location</b>																																																											
Situs	00055 E BROAD ST																																																										
Subdivision	MILLER'S ADDN																																																										
Lot/Block	0025 / 0091	Parcel Size		1 - Lots																																																							
Sec/Twn/Rng	/ / /																																																										
Neighborhood	100100 - BUFFALO ORIG\MILLERS																																																										
School District	4-BUFFAL - 4-BUFFALO																																																										
<b>Legal Description</b> Lat/Long: 36.82318405 -99.60820854																																																											
MILLERS ADD BLOCK 91 LOTS W 86' OF 25 & 27																																																											
<b>Building Permits</b>																																																											
<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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																		
Number	Description	Opened	Closed	Amount																																																							
<b>Exemptions</b>																																																											
Code	Type	Active	Maximum	Exemption																																																							
<b>Sale History</b>																																																											
					Bk/Pg	Grantor	Date	Price	Code																																																		
					768/763	CENICEROS, J. FELIX	04/07/2020	9,000	16																																																		
					717/287	ESQUELO, ROBERTO	04/21/2016	8,000	21																																																		
					716/833	KIBBE, JOSHUA RAY	04/30/2012	4,000	21																																																		
					676/431	GLEASON, WILLIAM &	09/30/2011	1,500	16																																																		
					666/695	HAYES, PATRICK AND	02/14/2011	1,000	16																																																		
					648/192	QUINBY, BOB	03/30/2009	7,500	16																																																		
<b>Parcel Valuation</b>																																																											
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax																																																			
Remove Cap		Land Value	1,290	1,290	12%	155	Assessed	1,266 99.68																																																			
Year Frozen		Improvements	424	68		8	Penalty	0																																																			
Uncapped Value	0	Mobile Home	13,193	9,192		1,103	Exemption	0 0.00																																																			
TIF Project ID	0	Total Value	14,907	10,550		1,266	Total Taxable	1,266 100.00																																																			
<b>Assessment History</b>																																																											
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																		
2025	2025-300004995	ESTRADA, HORTENCIA PEREZ &			201	14,907	0	1,206	95.00																																																		
2024	2024-300004995	ESTRADA, HORTENCIA PEREZ &			201	15,353	0	1,148	93.00																																																		
2023	2023-300004995	ESTRADA, HORTENCIA PEREZ &			201	13,442	0	1,094	90.00																																																		
2022	2022-300004995	ESTRADA, HORTENCIA PEREZ &			201	12,125	0	1,042	86.00																																																		
2021	2021-300004995	CENICEROS, J. FELIX			201	12,125	0	993	82.00																																																		
2020	2020-300004995	CENICEROS, J. FELIX			201	12,125	0	945	78.00																																																		
2019	2019-0004995	CENICEROS, J. FELIX			201	12,125		900	75.00																																																		
2018	2018-0004995	CENICEROS, J. FELIX			201	11,881		372	31.00																																																		
2017	2017-0004995	CENICEROS, J. FELIX			201	8,000		354	29.00																																																		
2016	2016-0004995	CENICEROS, J. FELIX			201	3,876		337	29.00																																																		
2015	2015-0004995	KIBBE, JOSHUA RAY			201	3,312		321	25.00																																																		
2014	2014-0004995	KIBBE, JOSHUA RAY			201	3,312		306	25.00																																																		
2013	2013-0004995	KIBBE, JOSHUA RAY			201	11,312		292	23.00																																																		



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Lot Data		Square-Foot - BUFFALO ORIGMILLERS	
Lot Size	0	0	
Lot Count			
Units Buildable	1290		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	4,300.00 x .30 =	1,290	
Factor Value			
Adjustments			
Lot Value	1,290		



Residential Data	
Type	6 Mobile Home 80 x 15
Condition	2.75 - Fair
Quality	2 - Fair
Architecture	SWMH Singlewide MH
Style	100% Single Wide
Exterior Wall	100% Lap
Base/Total Area	1,200 / 1,200
Style	100% Single Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	5 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1985 / 43

### GRM Approach

GRM Code	
Gross Rent	
Indicated Value	

### Multiple Regression

MRA Code	
Adusted 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	12,950		
Lot Value	1,290		
Indicated Value	14,240	11.87	Per SqFt
Agland Value			
Site Improvements	419		
Total Value	14,659	12.22	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	44.48	Total Misc Impr	+ 0
Roofing Adj	+ 2.13	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 64,752
Heat/Cool Adj	+ 2.82	Depreciation ( 80%)	- 51,802
Plumbing Adj	+ 4.52	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 12,950
Adj Base Cost	= 53.96	Lot Value	+ 1,290
Total Area	x 1,200	Indicated Value	= 14,240
Adjusted Cost	= 64,752	Value Per SqFt	11.87

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Harper

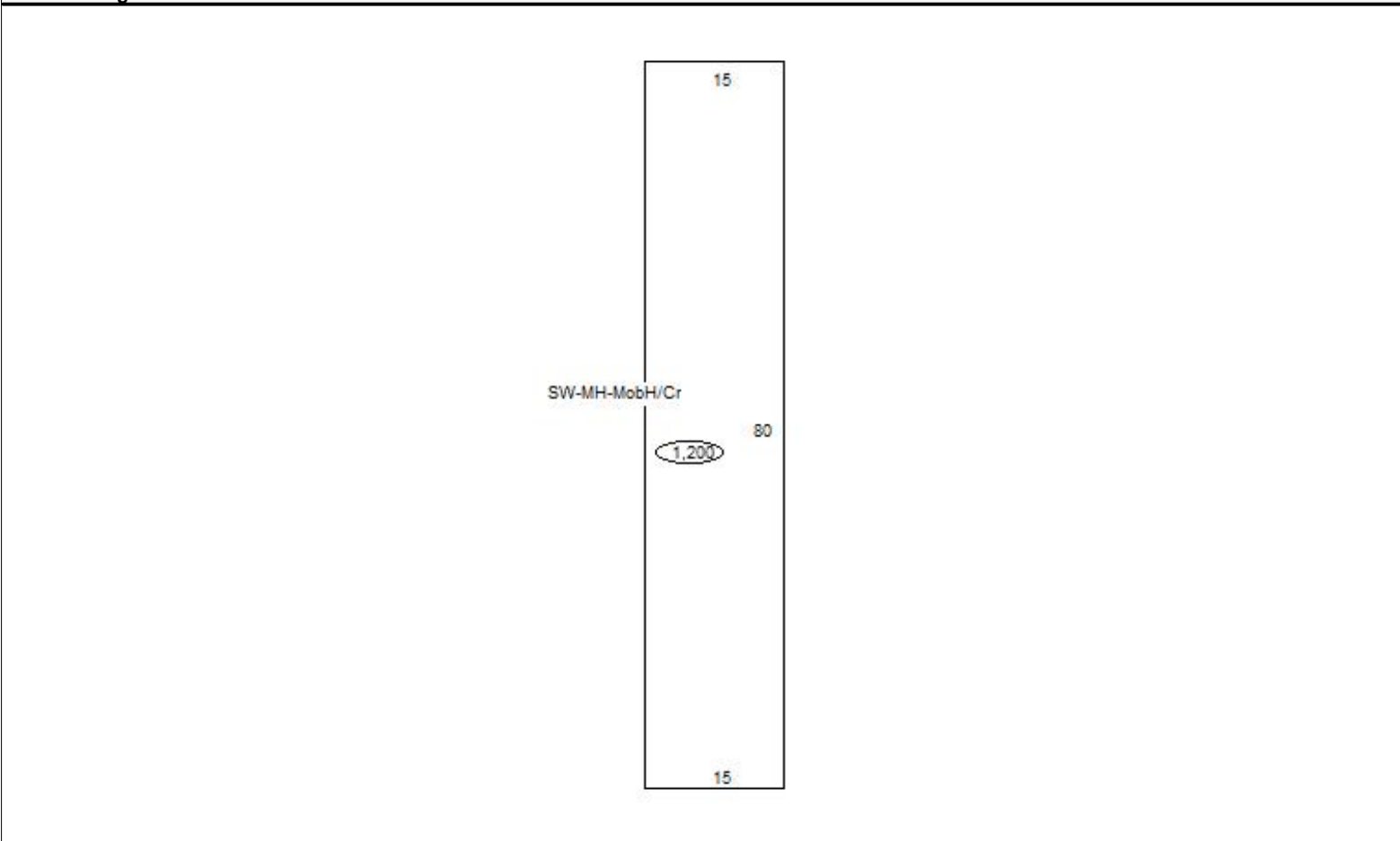
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Sketch Image

300004995



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	1,200	1.000	1,200
<b>Total Building Area</b>						1,200		1,200



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	RSPC	Raised Slab Porch - Covered	11x6x8		Formed Metal	66
	Qual 2	Cond 2	Year 1985	Eff Age 49		

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (31.74 x 66)	2,095		2,095	1,676
				419