




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 300005462 Parcel ID 1070-00-207-018-0-001-00 Cadastral ID 1070-207-018-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 201 - 4T-BUFFALO-C Name ID 25753 DEVMORX VENTURES, LLC 101 AVE OF THE ARTS, APT. #316 WILMINGTON DE 19801- Parcel Location Situs 00406 NW FIRST ST Subdivision MILLER'S ADDN Lot/Block 0018 / 0207 Parcel Size 7 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO					 <p>1070-00-207-018-0-001-00 02/24/25</p> <p>FRONT OF HOUSE 2/24/2025</p>																																																																																																																			
Legal Description Lat/Long: 36.82989586 -99.62457643 MILLERS ADD BLOCK 207 LOTS 18-20-22-24; S2 16; E 7 1/2' OF S2 OF 15; E 7 1/2 OF 17-19-21-23 BOOK 789 PAGE 527																																																																																																																								
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Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	0 0	 <p>1070-00-207-018-0-001-00 02/24/25</p>
Lot Count		
Units Buildable	4220	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,067.00 x .30 = 4,220	
Factor Value		
Adjustments		
Lot Value	4,220	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,418 / 1,418
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	640 Detached Garage - Unfinished
Remodel	PARTIAL -
Year/Eff Age	1938 / 79

FRONT OF HOUSE

2/24/2025

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	42,648		
Lot Value	4,220		
Indicated Value	46,868	33.05	Per SqFt
Agland Value			
Site Improvements			
Total Value	46,868	33.05	Total Value Per SqFt

Cost Approach		Manual :	
Base Cost	86.56	Total Misc Impr	+ 2,461
Roofing Adj	+ 4.13	Garage Cost	+ 21,570
Subfloor Adj	+ 0.00	Total RCN	= 177,700
Heat/Cool Adj	+ 10.77	Depreciation (76%)	- 135,052
Plumbing Adj	+ 6.90	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 42,648
Adj Base Cost	= 108.37	Lot Value	+ 4,220
Total Area	x 1,418	Indicated Value	= 46,868
Adjusted Cost	= 153,669	Value Per SqFt	33.05

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Patio - Open	3552	5x5		25	9.78		245
PATC	Patio - Covered	3553	19x7		133	16.66		2,216



Harper

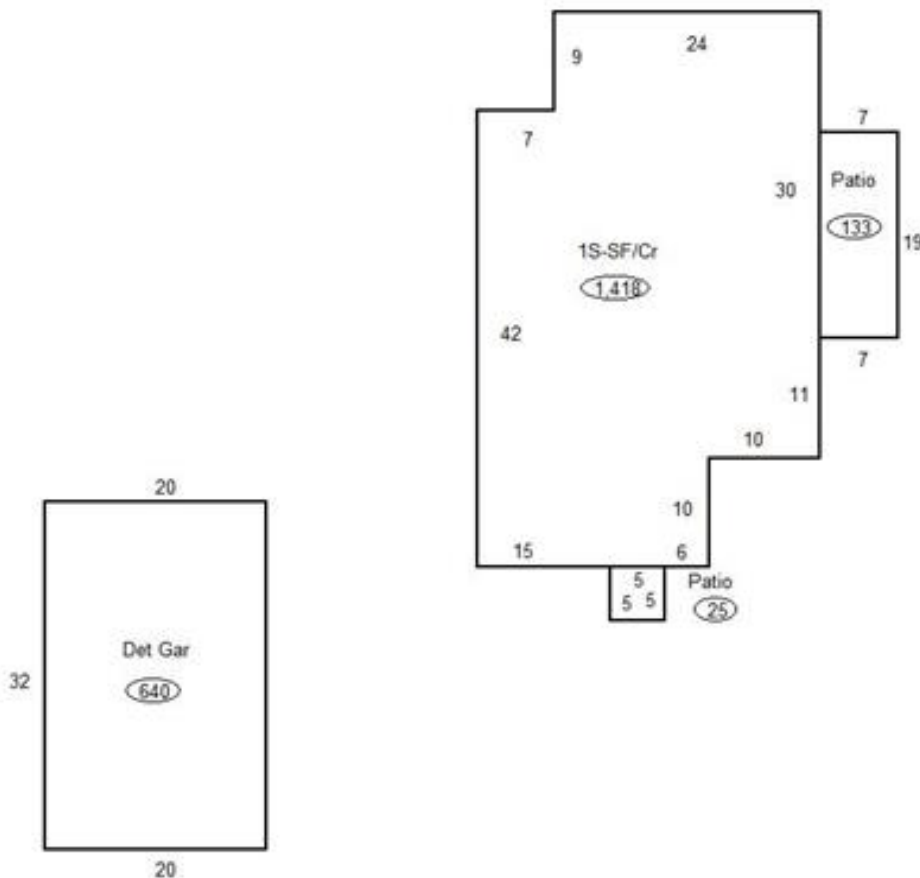
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Sketch Image

300005462



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PATO		13	Patio	25	1.000	25
2	M	PATC		13	Patio	133	1.000	133
3	R	1	Crawl	13	1S-SF/Cr	1,418	1.000	1,418
4	G	2		13	Det Gar	640	1.000	640
Total Building Area						1,418		1,418