




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:08:27
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 300005531 Parcel ID 1070-00-229-001-0-001-00 Cadastral ID 1070-229-001-00-0-001-00 Property Type REAL - Real Property Property Class UR VI Area 2 Tax Area 201 - 4T-BUFFALO-C Name ID 21886 CENICEROS, FELIX & CHRISTINA CENICEROS P O BOX 694 BUFFALO OK 73834-0000					 <p>1070-00-229-001-0-001-00 02/26/24</p>																																																																																																																				
Parcel Location Situs 00515 NE FIRST ST Subdivision MILLER'S ADDN Lot/Block 0001 / 0229 Parcel Size 6 - Lots Sec/Twn/Rng / / / Neighborhood 100100 - BUFFALO ORIG/MILLERS School District 4-BUFFAL - 4-BUFFALO																																																																																																																									
Legal Description Lat/Long: 36.83686448 -99.62674365 MILLERS ADD. BLOCK 229 LOTS 1-3-5-6-7-8 BOOK 781 PAGE 780 JTWD FELIX CENICEROS					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 <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	No	1,000		Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>781/780</td> <td>DAVIS, CLETA F. (LE)</td> <td>04/11/2024</td> <td>40,000</td> <td>MQ</td> </tr> <tr> <td>/</td> <td>DAVIS, CLETA F.</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	781/780	DAVIS, CLETA F. (LE)	04/11/2024	40,000	MQ	/	DAVIS, CLETA F.																																																																																										
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	No	1,000																																																																																																																						
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
781/780	DAVIS, CLETA F. (LE)	04/11/2024	40,000	MQ																																																																																																																					
/	DAVIS, CLETA F.																																																																																																																								
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>78.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2025</td> <td>Land Value 5,288</td> <td>5,288</td> <td>12%</td> <td>635</td> <td>Assessed</td> <td>4,702</td> <td>370.24</td> </tr> <tr> <td>Year Frozen</td> <td>1998</td> <td>Improvements 33,889</td> <td>33,889</td> <td></td> <td>4,067</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 39,177</td> <td>39,177</td> <td></td> <td>4,702</td> <td>Total Taxable</td> <td>4,702</td> <td>370.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax	Remove Cap	2025	Land Value 5,288	5,288	12%	635	Assessed	4,702	370.24	Year Frozen	1998	Improvements 33,889	33,889		4,067	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 39,177	39,177		4,702	Total Taxable	4,702	370.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax																																																																																																																	
Remove Cap	2025	Land Value 5,288	5,288	12%	635	Assessed	4,702	370.24																																																																																																																	
Year Frozen	1998	Improvements 33,889	33,889		4,067	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 39,177	39,177		4,702	Total Taxable	4,702	370.00																																																																																																																	
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-300005531</td><td>CENICEROS, FELIX &</td><td>201</td><td>39,177</td><td>0</td><td>4,702</td><td>370.00</td></tr> <tr><td>2024</td><td>2024-300005531</td><td>CENICEROS, FELIX &</td><td>201</td><td>42,953</td><td>1000</td><td>1,496</td><td>122.00</td></tr> <tr><td>2023</td><td>2023-300005531</td><td>DAVIS, CLETA F. (LE)</td><td>201</td><td>40,676</td><td>1000</td><td>1,496</td><td>124.00</td></tr> <tr><td>2022</td><td>2022-300005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>35,487</td><td>1000</td><td>1,496</td><td>123.00</td></tr> <tr><td>2021</td><td>2021-300005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>36,018</td><td>1000</td><td>1,496</td><td>124.00</td></tr> <tr><td>2020</td><td>2020-300005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,190</td><td>1000</td><td>1,496</td><td>123.00</td></tr> <tr><td>2019</td><td>2019-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,190</td><td></td><td>1,496</td><td>124.00</td></tr> <tr><td>2018</td><td>2018-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,190</td><td></td><td>1,496</td><td>124.00</td></tr> <tr><td>2017</td><td>2017-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,190</td><td></td><td>1,496</td><td>124.00</td></tr> <tr><td>2016</td><td>2016-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,190</td><td></td><td>1,496</td><td>127.00</td></tr> <tr><td>2015</td><td>2015-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>34,297</td><td></td><td>1,496</td><td>119.00</td></tr> <tr><td>2014</td><td>2014-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>35,126</td><td></td><td>1,496</td><td>120.00</td></tr> <tr><td>2013</td><td>2013-0005531</td><td>DAVIS, CLETA F.</td><td>201</td><td>44,666</td><td></td><td>1,496</td><td>119.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-300005531	CENICEROS, FELIX &	201	39,177	0	4,702	370.00	2024	2024-300005531	CENICEROS, FELIX &	201	42,953	1000	1,496	122.00	2023	2023-300005531	DAVIS, CLETA F. (LE)	201	40,676	1000	1,496	124.00	2022	2022-300005531	DAVIS, CLETA F.	201	35,487	1000	1,496	123.00	2021	2021-300005531	DAVIS, CLETA F.	201	36,018	1000	1,496	124.00	2020	2020-300005531	DAVIS, CLETA F.	201	34,190	1000	1,496	123.00	2019	2019-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00	2018	2018-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00	2017	2017-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00	2016	2016-0005531	DAVIS, CLETA F.	201	34,190		1,496	127.00	2015	2015-0005531	DAVIS, CLETA F.	201	34,297		1,496	119.00	2014	2014-0005531	DAVIS, CLETA F.	201	35,126		1,496	120.00	2013	2013-0005531	DAVIS, CLETA F.	201	44,666		1,496	119.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-300005531	CENICEROS, FELIX &	201	39,177	0	4,702	370.00																																																																																																																		
2024	2024-300005531	CENICEROS, FELIX &	201	42,953	1000	1,496	122.00																																																																																																																		
2023	2023-300005531	DAVIS, CLETA F. (LE)	201	40,676	1000	1,496	124.00																																																																																																																		
2022	2022-300005531	DAVIS, CLETA F.	201	35,487	1000	1,496	123.00																																																																																																																		
2021	2021-300005531	DAVIS, CLETA F.	201	36,018	1000	1,496	124.00																																																																																																																		
2020	2020-300005531	DAVIS, CLETA F.	201	34,190	1000	1,496	123.00																																																																																																																		
2019	2019-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00																																																																																																																		
2018	2018-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00																																																																																																																		
2017	2017-0005531	DAVIS, CLETA F.	201	34,190		1,496	124.00																																																																																																																		
2016	2016-0005531	DAVIS, CLETA F.	201	34,190		1,496	127.00																																																																																																																		
2015	2015-0005531	DAVIS, CLETA F.	201	34,297		1,496	119.00																																																																																																																		
2014	2014-0005531	DAVIS, CLETA F.	201	35,126		1,496	120.00																																																																																																																		
2013	2013-0005531	DAVIS, CLETA F.	201	44,666		1,496	119.00																																																																																																																		



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 07:08:28
 Page 2

Lot Data	Square-Foot - BUFFALO ORIGMILLERS	Primary Image
Lot Size	150 x 117.5	
Lot Count		
Units Buildable	5288	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	17,625.00 x .30 = 5,288	
Factor Value		
Adjustments		
Lot Value	5,288	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	1,248 / 1,248
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,248
Fixture/RghIn	5 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	396 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1960 / 79

HOUSE	3/4/2024
-------	----------

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	

Cost Approach		Manual :	
Base Cost	85.52	Total Misc Impr	+ 1,310
Roofing Adj	+ 4.14	Garage Cost	+ 11,485
Subfloor Adj	+ -1.96	Total RCN	= 142,050
Heat/Cool Adj	+ 10.77	Depreciation (76%)	- 107,958
Plumbing Adj	+ 5.11	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 34,092
Adj Base Cost	= 103.57	Lot Value	+ 5,288
Total Area	x 1,248	Indicated Value	= 39,380
Adjusted Cost	= 129,255	Value Per SqFt	31.55

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	34,092		
Lot Value	5,288		
Indicated Value	39,380	31.55	Per SqFt
Agland Value			
Site Improvements			
Total Value	39,380	31.55	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	3738	4x4	1960	16	9.78		156
PATO	Slab Porch - Open	11670	15x8	1980	120	9.62		1,154



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

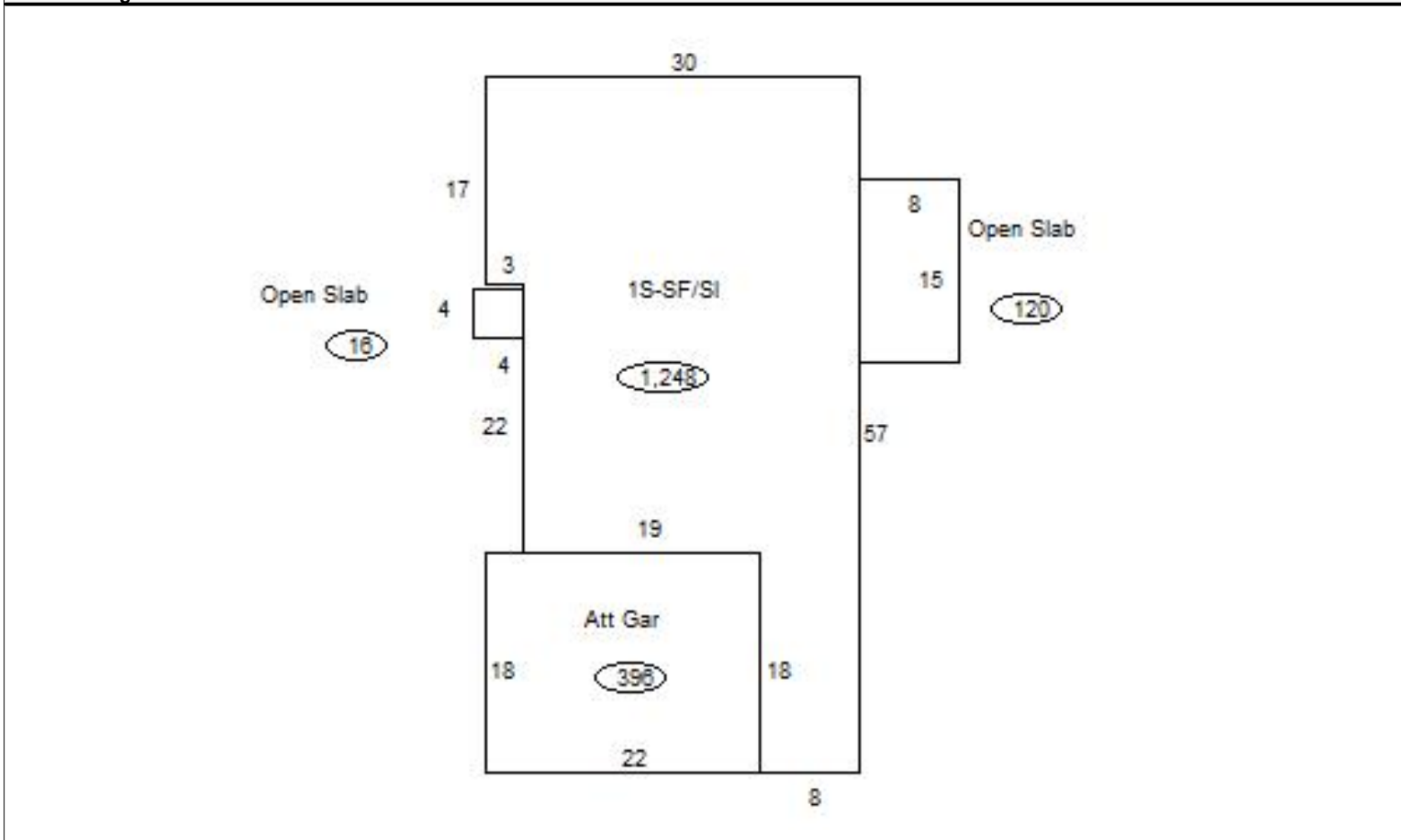
Date 02/06/2026

Time 07:08:28

Page 3

Sketch Image

300005531



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,248	1.000	1,248
2	M	PATO		20	Open Slab	16	1.000	16
3	G	1		20	Att Gar	396	1.000	396
4	M	PATO		20	Open Slab	120	1.000	120
Total Building Area						1,248		1,248