




Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
Time 07:10:15
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Assessment Data					Primary Image																			
Account	300005642				 <p>MOBILE HOME 3/4/2024</p>																			
Parcel ID	1070-00-266-009-0-001-00																							
Cadastral ID	1070-266-009-00-0-001-00																							
Property Type	REAL - Real Property																							
Property Class	UR	VI Area	2																					
Tax Area	201 - 4T-BUFFALO-C																							
Name ID	25857																							
MUNSON, DALTON																								
P.O. BOX 293 BUFFALO OK 73834-																								
Parcel Location																								
Situs	00719 NE FOURTH ST																							
Subdivision	MILLER'S ADDN																							
Lot/Block	0009 / 0266	Parcel Size	2 - Lots																					
Sec/Twn/Rng	/ / /																							
Neighborhood	100100 - BUFFALO ORIG/MILLERS																							
School District	4-BUFFAL - 4-BUFFALO																							
Legal Description Lat/Long: 36.83996806 -99.63032048																								
MILLERS ADD BLOCK 266 LOTS 9-11																								
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																								
Code	Type	Active	Maximum	Exemption																				
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>794/322</td><td>RFH FAMILY PROPERTIES, INC.</td><td>08/22/2025</td><td>24,500</td><td>Q</td></tr> <tr> <td>664/334</td><td>BENBROOK RENTALS, L.L.C.</td><td>11/17/2010</td><td>50,500</td><td>21</td></tr> <tr> <td>/</td><td>RFH FAMILY PROPERTIES, INC.</td><td></td><td></td><td></td></tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	794/322	RFH FAMILY PROPERTIES, INC.	08/22/2025	24,500	Q	664/334	BENBROOK RENTALS, L.L.C.	11/17/2010	50,500	21	/	RFH FAMILY PROPERTIES, INC.			
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/	RFH FAMILY PROPERTIES, INC.																							
Parcel Valuation																								
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	78.740	Current Tax																
Remove Cap	2026	Land Value	1,763	1,763	212	Assessed	3,699	291.26																
Year Frozen		Improvements	0	0	0	Penalty	0																	
Uncapped Value	0	Mobile Home	29,058	29,058	3,487	Exemption	0	0.00																
TIF Project ID	0	Total Value	30,821	30,821	3,699	Total Taxable	3,699	291.00																
Assessment History																								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																	
2025	2025-300005642	RFH FAMILY PROPERTIES, INC.	201	30,821	0	2,036	160.00																	
2024	2024-300005642	RFH FAMILY PROPERTIES, INC.	201	31,741	0	1,939	158.00																	
2023	2023-300005642	RFH FAMILY PROPERTIES, INC.	201	29,279	0	1,847	153.00																	
2022	2022-300005642	RFH FAMILY PROPERTIES, INC.	201	27,013	0	1,759	145.00																	
2021	2021-300005642	RFH FAMILY PROPERTIES, INC.	201	24,299	0	1,676	138.00																	
2020	2020-300005642	RFH FAMILY PROPERTIES, INC.	201	13,295	0	1,596	131.00																	
2019	2019-0005642	RFH FAMILY PROPERTIES, INC.	201	13,876		1,666	138.00																	
2018	2018-0005642	RFH FAMILY PROPERTIES, INC.	201	14,808		1,777	147.00																	
2017	2017-0005642	RFH FAMILY PROPERTIES, INC.	201	16,125		1,903	158.00																	
2016	2016-0005642	RFH FAMILY PROPERTIES, INC.	201	1,763		171	15.00																	
2015	2015-0005642	RFH FAMILY PROPERTIES, INC.	201	1,763		163	13.00																	
2014	2014-0005642	RFH FAMILY PROPERTIES, INC.	201	1,763		155	12.00																	
2013	2013-0005642	RFH FAMILY PROPERTIES, INC.	201	1,763		148	12.00																	



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Lot Data		Square-Foot - BUFFALO ORIGMILLERS	
Lot Size	50	x	117.5
Lot Count			
Units Buildable	1763		
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	5,875.00 x .30 = 1,763		
Factor Value			
Adjustments			
Lot Value	1,763		



MOBILE HOME 3/4/2024

Residential Data	
Type	6 Mobile Home 74 x 14
Condition	2.25 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% Single Wide
Exterior Wall	100% Lap
Base/Total Area	1,036 / 1,036
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	2011 / 17

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	46.47	Total Misc Impr	+ 140
Roofing Adj	+ 2.23	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 59,399
Heat/Cool Adj	+ 3.27	Depreciation (54%)	- 32,075
Plumbing Adj	+ 5.23	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 27,324
Adj Base Cost	= 57.20	Lot Value	+ 1,763
Total Area	x 1,036	Indicated Value	= 29,087
Adjusted Cost	= 59,259	Value Per SqFt	28.08

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	27,324		
Lot Value	1,763		
Indicated Value	29,087	28.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	29,087	28.08	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	4057	4x4	2011	16	8.72		140



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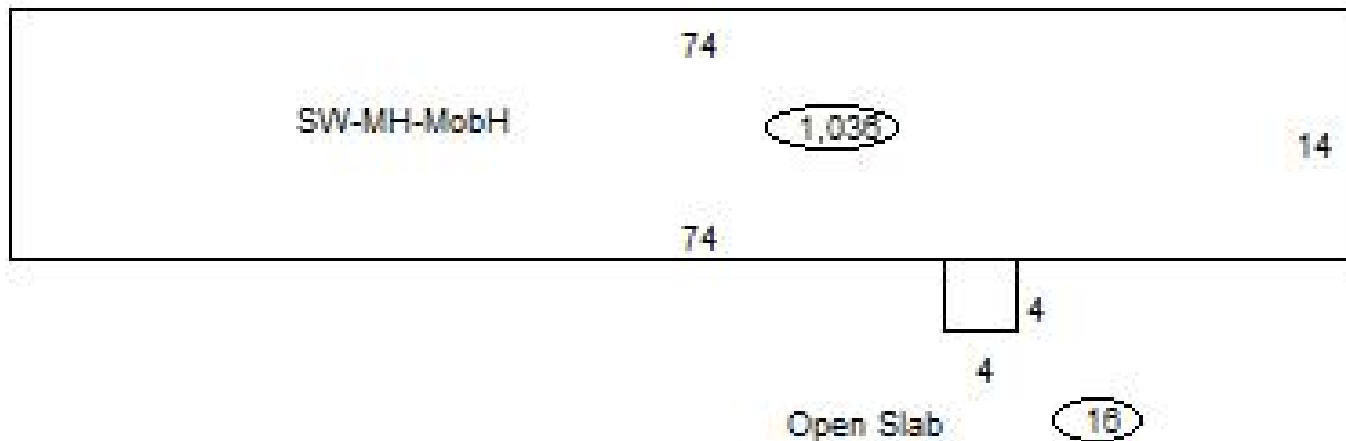
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Sketch Image

300005642



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		20	SW-MH-MobH	1,036	1.000	1,036
2	M	PATO		20	Open Slab	16	1.000	16
Total Building Area						1,036		1,036