



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 02:20:57  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000110 <b>Parcel ID</b> 000000-00-0-00357-001-0006 <b>Cadastral ID</b> 01-20-15-03660 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 306188 NICHOLS, REBECCA J  9722 E MIRAGE DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 09722 E MIRAGE DR <b>Subdivision</b> GREEN OASIS <b>Lot/Block</b> 0006 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 15 / 5 <b>Neighborhood</b> 1083 - R-V01-SW CLAREMORE <b>School District</b> S008 - VERDIGRIS SCHOOLS					<p>660000110_001.JPG 9/24/2025</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.23894219 -95.65847890																																																																																																																									
<b>LOT 6 BLOCK 1 GREEN OASIS</b>					<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> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
Number	Description	Opened	Closed	Amount																																																																																																																					
<b>Exemptions</b> <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>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	<b>Sale History</b> <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>2218/530</td> <td>NICHOLS, JAMES L &amp;</td> <td>12/30/2011</td> <td>0</td> <td>4</td> </tr> <tr> <td>1449/746</td> <td>NICHOLS, JAMES L</td> <td>02/13/2003</td> <td>0</td> <td>4</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	2218/530	NICHOLS, JAMES L &	12/30/2011	0	4	1449/746	NICHOLS, JAMES L	02/13/2003	0	4																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
2218/530	NICHOLS, JAMES L &	12/30/2011	0	4																																																																																																																					
1449/746	NICHOLS, JAMES L	02/13/2003	0	4																																																																																																																					
<b>Parcel Valuation</b> <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>104.132</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 71,820</td> <td>44,466</td> <td>11%</td> <td>4,891</td> <td>Assessed</td> <td>17,193</td> <td>1,790.34</td> </tr> <tr> <td>Year Frozen</td> <td>2023</td> <td>Improvements 180,641</td> <td>111,842</td> <td></td> <td>12,302</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>1,000</td> <td>-87.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 252,461</td> <td>156,308</td> <td></td> <td>17,193</td> <td>Total Taxable</td> <td>16,193</td> <td>1,703.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax	Remove Cap	0	Land Value 71,820	44,466	11%	4,891	Assessed	17,193	1,790.34	Year Frozen	2023	Improvements 180,641	111,842		12,302	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-87.00	TIF Project ID	0	Total Value 252,461	156,308		17,193	Total Taxable	16,193	1,703.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax																																																																																																																	
Remove Cap	0	Land Value 71,820	44,466	11%	4,891	Assessed	17,193	1,790.34																																																																																																																	
Year Frozen	2023	Improvements 180,641	111,842		12,302	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-87.00																																																																																																																	
TIF Project ID	0	Total Value 252,461	156,308		17,193	Total Taxable	16,193	1,703.00																																																																																																																	
<b>Assessment History</b> <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>2025-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>236,627</td><td>1000</td><td>16,194</td><td>1,703.00</td></tr> <tr><td>2024</td><td>2024-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>255,481</td><td>1000</td><td>16,194</td><td>1,562.00</td></tr> <tr><td>2023</td><td>2023-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>171,892</td><td>1000</td><td>16,194</td><td>1,539.00</td></tr> <tr><td>2022</td><td>2022-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>173,372</td><td>1000</td><td>15,207</td><td>1,472.00</td></tr> <tr><td>2021</td><td>2021-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>177,518</td><td>1000</td><td>14,735</td><td>1,389.00</td></tr> <tr><td>2020</td><td>2020-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>174,751</td><td>1000</td><td>14,277</td><td>1,349.00</td></tr> <tr><td>2019</td><td>2019-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>168,031</td><td>1000</td><td>13,832</td><td>1,328.00</td></tr> <tr><td>2018</td><td>2018-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>174,416</td><td>1000</td><td>13,400</td><td>1,287.00</td></tr> <tr><td>2017</td><td>2017-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>173,004</td><td>1000</td><td>12,981</td><td>1,251.00</td></tr> <tr><td>2016</td><td>2016-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>168,617</td><td>1000</td><td>12,574</td><td>1,215.00</td></tr> <tr><td>2015</td><td>2015-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>164,320</td><td>1000</td><td>12,178</td><td>1,187.00</td></tr> <tr><td>2014</td><td>2014-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>165,635</td><td>1000</td><td>11,794</td><td>1,088.00</td></tr> <tr><td>2013</td><td>2013-660000110</td><td>NICHOLS, REBECCA J</td><td>4</td><td>143,251</td><td>1000</td><td>11,141</td><td>1,065.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660000110	NICHOLS, REBECCA J	4	236,627	1000	16,194	1,703.00	2024	2024-660000110	NICHOLS, REBECCA J	4	255,481	1000	16,194	1,562.00	2023	2023-660000110	NICHOLS, REBECCA J	4	171,892	1000	16,194	1,539.00	2022	2022-660000110	NICHOLS, REBECCA J	4	173,372	1000	15,207	1,472.00	2021	2021-660000110	NICHOLS, REBECCA J	4	177,518	1000	14,735	1,389.00	2020	2020-660000110	NICHOLS, REBECCA J	4	174,751	1000	14,277	1,349.00	2019	2019-660000110	NICHOLS, REBECCA J	4	168,031	1000	13,832	1,328.00	2018	2018-660000110	NICHOLS, REBECCA J	4	174,416	1000	13,400	1,287.00	2017	2017-660000110	NICHOLS, REBECCA J	4	173,004	1000	12,981	1,251.00	2016	2016-660000110	NICHOLS, REBECCA J	4	168,617	1000	12,574	1,215.00	2015	2015-660000110	NICHOLS, REBECCA J	4	164,320	1000	12,178	1,187.00	2014	2014-660000110	NICHOLS, REBECCA J	4	165,635	1000	11,794	1,088.00	2013	2013-660000110	NICHOLS, REBECCA J	4	143,251	1000	11,141	1,065.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660000110	NICHOLS, REBECCA J	4	236,627	1000	16,194	1,703.00																																																																																																																		
2024	2024-660000110	NICHOLS, REBECCA J	4	255,481	1000	16,194	1,562.00																																																																																																																		
2023	2023-660000110	NICHOLS, REBECCA J	4	171,892	1000	16,194	1,539.00																																																																																																																		
2022	2022-660000110	NICHOLS, REBECCA J	4	173,372	1000	15,207	1,472.00																																																																																																																		
2021	2021-660000110	NICHOLS, REBECCA J	4	177,518	1000	14,735	1,389.00																																																																																																																		
2020	2020-660000110	NICHOLS, REBECCA J	4	174,751	1000	14,277	1,349.00																																																																																																																		
2019	2019-660000110	NICHOLS, REBECCA J	4	168,031	1000	13,832	1,328.00																																																																																																																		
2018	2018-660000110	NICHOLS, REBECCA J	4	174,416	1000	13,400	1,287.00																																																																																																																		
2017	2017-660000110	NICHOLS, REBECCA J	4	173,004	1000	12,981	1,251.00																																																																																																																		
2016	2016-660000110	NICHOLS, REBECCA J	4	168,617	1000	12,574	1,215.00																																																																																																																		
2015	2015-660000110	NICHOLS, REBECCA J	4	164,320	1000	12,178	1,187.00																																																																																																																		
2014	2014-660000110	NICHOLS, REBECCA J	4	165,635	1000	11,794	1,088.00																																																																																																																		
2013	2013-660000110	NICHOLS, REBECCA J	4	143,251	1000	11,141	1,065.00																																																																																																																		



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 02:20:57  
 Page 2

Lot Data	Square-Foot - NBHD 1083 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.9992	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,527.00 x 1.65 = 71,820	
Factor Value		
Adjustments	1.0000	
Lot Value	71,820	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	1,873 / 1,873
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,873
Fixture/RghIn	15 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	552 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1981 / 34

660000110_001.JPG	9/24/2025
-------------------	-----------

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	221,948	118.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	251,590		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	173,591		
Lot Value	71,820		
Indicated Value	245,411	131.03	Per SqFt
Agland Value			
Site Improvements	7,050		
Total Value	252,461	134.79	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.59	Total Misc Impr	+	25,093			
Roofing Adj	+ 4.77	Garage Cost	+	21,572			
Subfloor Adj	+ -2.26	Total RCN	=	299,295			
Heat/Cool Adj	+ 12.64	Depreciation ( 42%)	-	125,704			
Plumbing Adj	+ 11.14	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	173,591			
Adj Base Cost	= 134.88	Lot Value	+	71,820			
Total Area	x 1,873	Indicated Value	=	245,411			
Adjusted Cost	= 252,630	Value Per SqFt		131.03			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	295	39x12		468	25.46		11,915
PRCH	SLAB PORCH - COVERED	296	126		126	26.54		3,344
EPSW	Enclosed Porch - Solid Wall	174235	12x5		60	70.31		4,219



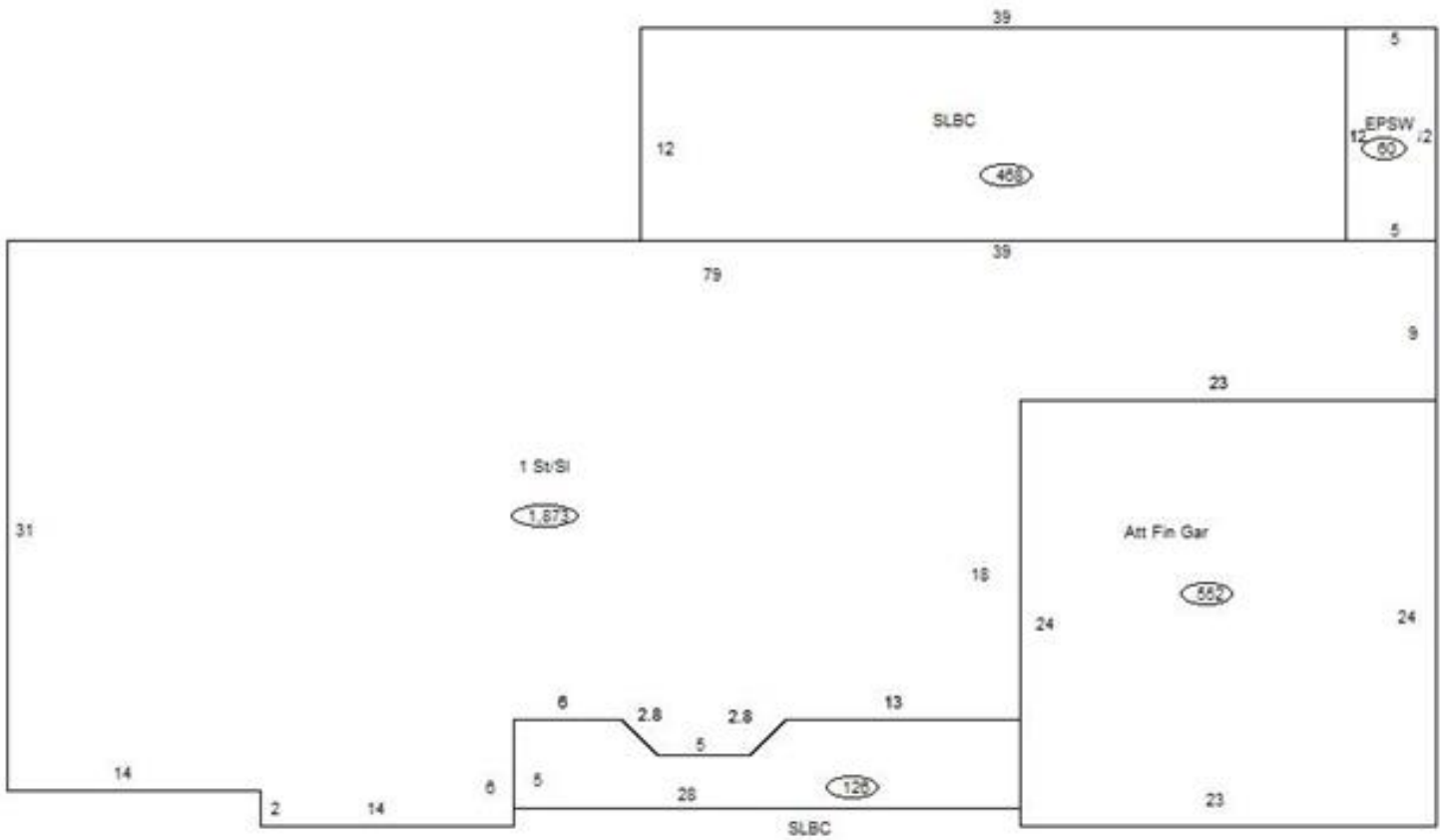
**Rogers**  
**Assessment Property Record Card for Tax Year 2026**

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 02:20:57  
 Page 3

Sketch Image

660000110



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,873	1.000	1,873
2	G	5		10	Att Fin Gar	552	1.000	552
3	M	PRCH		10	SLBC	468	1.000	468
4	M	PRCH		10	SLBC	126	1.000	126
5	M	EPSW		10	EPSW	60	1.000	60
<b>Total Building Area</b>						<b>1,873</b>		<b>1,873</b>



# Rogers


## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 02:20:58  
Page 4

660000110

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	24x12x8	Concrete	Formed Metal	288
	Qual 2	Cond 3	Year 2013	Eff Age 10		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (20% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (30.60 x 288)		8,813		8,813 1,763		7,050