Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account	660000356
Parcel ID	000000-00-0-00738-009-0007
Cadastral ID	01-20-15-06130
Property Type	REAL - Real Property
Property Class	URP **VI Area** 3
Tax Area	80 - VERDIGRIS TOWN/ VERDIGRI
Name ID	312806

LEWIS, SAMPSON &
VIOLET HOWARD

25365 S HOLLIDAY DR
CLAREMORE OK 74019-0000

Parcel Location

Situs	25365 S HOLLIDAY DR
Subdivision	SHEPHERD VALLEY
Lot/Block	0007 / 0009 **Parcel Size** 1 - Lots
Sec/Twn/Rng	1 / 20 / 15 / 5
Neighborhood	1117 - R-V04-SW VERDIGRIS
School District	S008 - VERDIGRIS SCHOOLS

Primary Image

660000356_001.JPG 9/28/2025

Legal Description

Lat/Long: 36.24462192 -95.66828060

LOT 7 BLOCK 9 SHEPHERD VALLEY

Building Permits

Number	Description	Opened	Closed	Amount

Exemptions

Code	Type	Active	Maximum	Exemption
H	Homestead	Yes	1,000	1,000

Sale History

Bk/Pg	Grantor	Date	Price	Code
2415/244	BLY, JACKIE P &	07/22/2014	145,000	YES
1736/545	BOWERS, CHARLES D &	12/05/2005	128,000	YES
1016/433	BOWERS, CHARLES D D &	02/15/1996	76,000	Yes
1003/554	VERDIGRIS VALLEY~CONSTRUCTION	10/02/1995	0	No
858/374			190,000	No

Parcel Valuation

Source	REAL
Remove Cap	2015
Year Frozen	0
Uncapped Value	0
TIF Project ID	0

	Fair Cash	Capped	Asmnt Level	Assessed
Land Value	31,040	23,161	11%	2,548
Improvements	174,574	163,502		17,985
Mobile Home	0	0		0
Total Value	205,614	186,663		20,533

Levy Rate	104.132	Current Tax
Assessed	20,533	2,138.14
Penalty	0	
Exemption	1,000	-87.00
Total Taxable	19,533	2,051.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660000356	LEWIS, SAMPSON &	80	197,032	1000	18,935	1,989.00
2024	2024-660000356	LEWIS, SAMPSON &	80	211,929	1000	18,354	1,769.00
2023	2023-660000356	LEWIS, SAMPSON &	80	170,825	1000	17,791	1,690.00
2022	2022-660000356	LEWIS, SAMPSON &	80	170,993	1000	17,206	1,664.00
2021	2021-660000356	LEWIS, SAMPSON &	80	164,074	1000	16,675	1,571.00
2020	2020-660000356	LEWIS, SAMPSON &	80	156,386	1000	16,161	1,526.00
2019	2019-660000356	LEWIS, SAMPSON &	80	151,464	1000	15,661	1,502.00
2018	2018-660000356	LEWIS, SAMPSON &	80	155,722	1000	16,129	1,547.00
2017	2017-660000356	LEWIS, SAMPSON &	80	154,326	0	16,976	1,622.00
2016	2016-660000356	LEWIS, SAMPSON &	80	150,161	0	16,518	1,583.00
2015	2015-660000356	LEWIS, SAMPSON &	80	147,814	0	16,260	1,571.00
2014	2014-660000356	LEWIS, SAMPSON &	80	154,089	0	16,470	1,505.00
2013	2013-660000356	BLY, JACKIE P &	80	145,724	0	15,686	1,486.00

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Lot Data

Square-Foot - NBHD 1117 #1

Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.4192	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	18,259.00 x 1.70 = 31,040	
Factor Value		
Adjustments	1.0000	
Lot Value	31,040	

Primary Image

660000356_001.JPG 9/28/2025

Residential Data

Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	1,891 / 1,891
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,891
Fixture/Rghln	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1995 / 23

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	197,878	104.64	**Per SqFt**

Direct Comparables

Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	206,990		**Per SqFt**

Cost Approach

Manual : 01/2025

Base Cost		92.18	**Total Misc Impr**	+	12,024
Roofing Adj	+	4.22	**Garage Cost**	+	15,166
Subfloor Adj	+	-1.22	**Total RCN**	=	246,584
Heat/Cool Adj	+	11.47	**Depreciation (30%)**	-	73,975
Plumbing Adj	+	9.37	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	172,609
Adj Base Cost	=	116.02	**Lot Value**	+	31,040
Total Area	x	1,891	**Indicated Value**	=	203,649
Adjusted Cost	=	219,394	**Value Per SqFt**		107.69

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	172,609		
Lot Value	31,040		
Indicated Value	203,649	107.69	**Per SqFt**
Agland Value			
Site Improvements	1,965		
Total Value	205,614	108.73	**Total Value Per SqFt**

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0	1		1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	1230	30x5		150	23.76		3,564
PATO	SLAB PORCH - OPEN	1231	20x16		320	8.34		2,669
PATO	Patio - Open	1232	8x8		64	10.86		695

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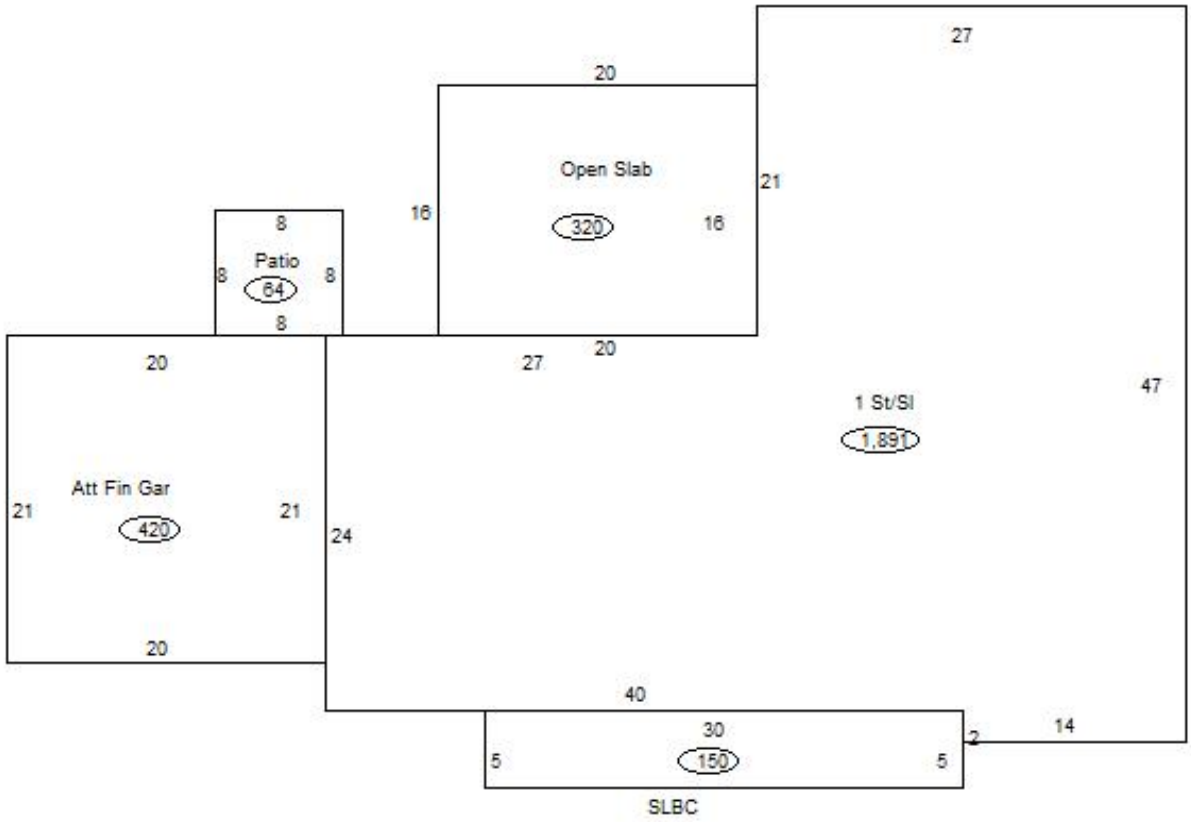
Sketch Image 660000356



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,891	1.000	1,891
2	G	5		13	Att Fin Gar	420	1.000	420
3	M	PRCH		13	SLBC	150	1.000	150
4	M	PATO		13	Open Slab	320	1.000	320
5	M	PATO		13	Patio	64	1.000	64
					Total Building Area	1,891		1,891

Outbuildings/Site Improvements 660000356

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	12x16x8	Plank	Composition Shingle	192

Qual 2 **Cond** 3 **Year** 2010 **Eff Age** 12

Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD
Base Cost (18.95 x 192)	3,638		3,638	1,673	1,965