




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account	660000559				 <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0322\IMG_0052. 3/23/2022</p>														
Parcel ID	21N15E-01-3-00000-000-0000																		
Cadastral ID	01-21-15-00700																		
Property Type	REAL - Real Property																		
Property Class	RR	VI Area 4																	
Tax Area	8 - CLAREMORE/ NW FIRE																		
Name ID	298273																		
ARTHUR, NEIL &																			
HOLLY																			
9915 E NORTHGLEN																			
CLAREMORE OK 74017-0000																			
Parcel Location																			
Situs	19707 S 4120 RD																		
Subdivision																			
Lot/Block	/	Parcel Size	2.03 - Acres																
Sec/Twn/Rng	1 / 21 / 15 / 3																		
Neighborhood	6080 - UNPLATTED																		
School District	S001 - CLAREMORE SCHOOLS																		
Legal Description																			
N 298', W 298' SW NW SW Lat/Long: 36.32688801 -95.66815109																			
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount										
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Exemptions																			
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Sale History																			
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Bk/Pg	Grantor	Date	Price	Code															
/	ARTHUR, BONNIE S	11/18/2025	0	4															
2067/418	ARTHUR, BONNIE	11/05/2009	0	4															
Parcel Valuation																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax											
Remove Cap	0	Land Value	77,810	51,164	11%	5,628	Assessed	8,436	897.94										
Year Frozen	0	Improvements	30,627	25,529		2,808	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	108,437	76,693		8,436	Total Taxable	8,436	898.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax												
2025	2025-660000559	ARTHUR, EARL DEAN &	8	107,343	0	8,035	856.00												
2024	2024-660000559	ARTHUR, EARL DEAN &	8	108,964	0	7,652	814.00												
2023	2023-660000559	ARTHUR, EARL DEAN &	8	73,612	0	7,287	769.00												
2022	2022-660000559	ARTHUR, EARL DEAN &	8	73,320	0	6,940	737.00												
2021	2021-660000559	ARTHUR, EARL DEAN &	8	68,185	0	6,610	674.00												
2020	2020-660000559	ARTHUR, EARL DEAN &	8	63,132	0	6,295	664.00												
2019	2019-660000559	ARTHUR, EARL DEAN &	8	56,848	0	5,995	640.00												
2018	2018-660000559	ARTHUR, EARL DEAN &	8	49,515	0	4,714	503.00												
2017	2017-660000559	ARTHUR, EARL DEAN &	8	49,357	0	4,490	471.00												
2016	2016-660000559	ARTHUR, EARL DEAN &	8	48,860	0	4,277	461.00												
2015	2015-660000559	ARTHUR, EARL DEAN &	8	48,452	0	4,073	420.00												
2014	2014-660000559	ARTHUR, EARL DEAN &	8	48,595	0	3,879	406.00												
2013	2013-660000559	ARTHUR, EARL DEAN &	8	49,059	0	3,694	380.00												



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Lot Data		Square-Foot - NBHD 6080 #1	
Lot Size			
Lot Count			
Units Buildable	2.03		
Non-Ag Acres	2.1209		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	92,387.00 x .84 = 77,810		
Factor Value			
Adjustments	1.0000		
Lot Value	77,810		



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Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,150 / 1,150
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	1,150
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1950 / 76

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	53,253	46.31	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	84.70	Total Misc Impr	+	0	
Roofing Adj	+ 3.90	Garage Cost	+		
Subfloor Adj	+ 0.00	Total RCN	=	107,537	
Heat/Cool Adj	+ 0.73	Depreciation (80%)	-	86,030	
Plumbing Adj	+ 4.18	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	21,507	
Adj Base Cost	= 93.51	Lot Value	+	77,810	
Total Area	x 1,150	Indicated Value	=	99,317	
Adjusted Cost	= 107,537	Value Per SqFt		86.36	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	21,507		
Lot Value	77,810		
Indicated Value	99,317	86.36	Per SqFt
Agland Value			
Site Improvements	9,120		
Total Value	108,437	94.29	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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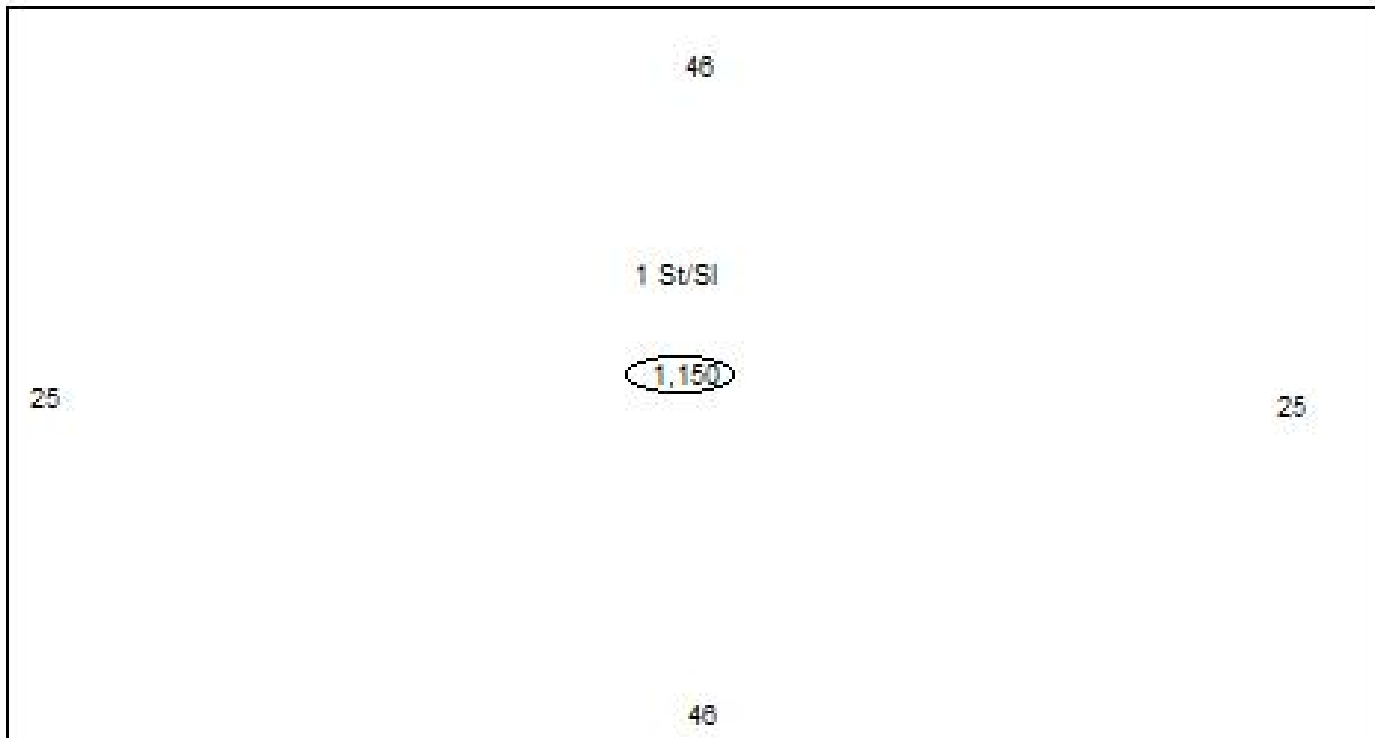
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,150	1.000	1,150
Total Building Area						1,150		1,150



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PFS	PORTABLE FRAME STRUCTURE	20x20x0			400	
	Qual 2	Cond 3	Year 2018	Eff Age 6			
	Valuation Summary		Modifier Total	RCN	Depr (24% Phys/ % Func)	RCNLD	
	Base Cost (30.00 x 400)		12,000		12,000	2,880	9,120
	STF	STG FAIR	0x0x0				
	Qual 2	Cond 2	Year	Eff Age 2026			
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x)						
	STF	STG FAIR	0x0x0				
	Qual 2	Cond 3	Year	Eff Age 1520			
	Valuation Summary		Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x)						