



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 660000561 Parcel ID 21N15E-01-4-00000-000-0000 Cadastral ID 01-21-15-01000 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 323645 DICK, CAROLYN E & MARVIN D 19676 S OLD HWY 88 CLAREMORE OK 74017-0000 Parcel Location Situs 19676 S OLD HWY 88 Subdivision Lot/Block / Parcel Size 7.5 - Acres Sec/Twn/Rng 1 / 21 / 15 / 4 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0317\IMG_0050. 3/18/2022</p>				
Legal Description Lat/Long: 36.32631873 -95.65202049									
PT OF SE NE SE DESC AS; START ING AT NE/C SE NE SE, TH S 248' TO POB, TH W 145', S 36-01-39 W 68.01', W 95', N 303.65' MOL TO N/L SE NE SE, TH W 380.04' MOL TO NW/C THEREOF, TH S 610' TO A PT 50' N SW/C THEREOF, TH E 659.55' TO A PT 50' N SE/C SE NE SE, TH N 362' TO POB					Building Permits				
					Number	Description	Opened	Closed	Amount
					R19	R23- PER VISUAL POSS RMDL	05/2018	02/2023	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	2687/207	HUDDLESTON, HELEN CASSANDRA &	01/22/2018	265,000	4
					1129/475	WATSON, B M (PETE) TRUSTEE	01/12/1998	0	No
					816/837			3,500	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax
Remove Cap	2019	Land Value	1,440	1,440	11%	158	Assessed	12,249	1,303.80
Year Frozen	0	Improvements	126,311	109,922		12,091	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00
TIF Project ID	0	Total Value	127,751	111,362		12,249	Total Taxable	11,249	1,211.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660000561	DICK, CAROLYN E &			8	108,119	1000	10,892	1,174.00
2024	2024-660000561	DICK, CAROLYN E &			8	112,373	1000	11,361	1,223.00
2023	2023-660000561	DICK, CAROLYN E &			8	133,136	1000	12,103	1,293.00
2022	2022-660000561	DICK, CAROLYN E &			8	119,829	1000	11,721	1,259.00
2021	2021-660000561	DICK, CAROLYN E &			8	112,281	1000	11,351	1,170.00
2020	2020-660000561	DICK, CAROLYN E &			8	110,165	1000	11,070	1,184.00
2019	2019-660000561	DICK, CAROLYN E &			8	106,534	1000	10,718	1,158.00
2018	2018-660000561	DICK, CAROLYN E &			8	117,251	1000	11,897	1,281.00
2017	2017-660000561	HUDDLESTON, HELEN CASSANDRA &			8	115,887	1000	11,747	1,245.00
2016	2016-660000561	HUDDLESTON, HELEN CASSANDRA &			8	112,596	1000	11,385	1,241.00
2015	2015-660000561	HUDDLESTON, HELEN CASSANDRA &			8	109,474	1000	11,042	1,149.00
2014	2014-660000561	HUDDLESTON, HELEN CASSANDRA &			8	110,563	1000	11,162	1,178.00
2013	2013-660000561	HUDDLESTON, HELEN CASSANDRA &			8	158,814	1000	11,352	1,181.00



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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	2,023 / 3,380
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1915 / 83

Cost Approach		Manual : 01/2025	
Base Cost	92.91	Total Misc Impr	+ 31,426
Roofing Adj	+ 3.61	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 427,663
Heat/Cool Adj	+ 16.31	Depreciation (80%)	- 342,130
Plumbing Adj	+ 4.40	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 85,533
Adj Base Cost	= 117.23	Lot Value	+
Total Area	x 3,380	Indicated Value	= 85,533
Adjusted Cost	= 396,237	Value Per SqFt	25.31



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	85,533		
Lot Value			
Indicated Value	85,533	25.31	Per SqFt
Agland Value	1,440		
Site Improvements	40,778		
Total Value	127,751	37.80	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	7,243.87		7,244
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	1687	260		260	32.06		8,336
PATO	SLAB PORCH - OPEN	1688	798		798	10.78		8,602



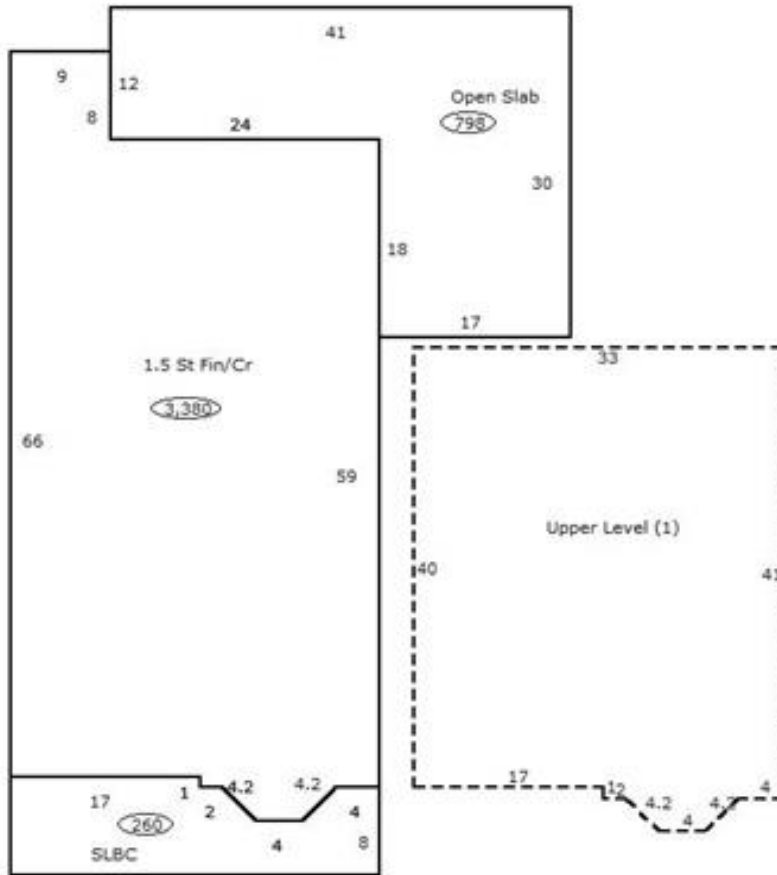
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	2,023	1.671	3,380
2	M	PRCH		13	SLBC	260	1.000	260
3	M	PATO		13	Open Slab	798	1.000	798
4	U	^UL		13	Upper Level (1)	1,357	1.000	1,357
Total Building Area						2,023		3,380



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	30x40x0			1,200
	Qual	2	Cond 3	Year 2022	Eff Age 3	
	Valuation Summary Base Cost (31.84 x 1,200) 38,208		Modifier Total	RCN 38,208	Depr (5% Phys/ % Func) 1,910	RCNLD 36,298
	BARN	BARN	0x0x0			2,800
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (8.59 x 2,800) 24,052		Modifier Total	RCN 24,052	Depr (100% Phys/ % Func) 24,052	RCNLD
	DTGF	DETACHED GARAGE FAIR	0x0x0			800
	Qual	2	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (16.00 x 800) 12,800		Modifier Total	RCN 12,800	Depr (65% Phys/ % Func) 8,320	RCNLD 4,480



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	7.500	192	192	1,440	1,440
NTV PST Totals						7.500			1,440	1,440
Total Agland						7.500			1,440	1,440