



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 660000610 Parcel ID 000000-00-0-00417-001-0001 Cadastral ID 01-21-16-00180 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 93 - JUSTUS/TRI-DISTRICT FIRE Name ID 302706 BORLANDELLI, DANIEL CHARLES & GAYLE LYNN REVOCABLE LIVING TRUST 15005 E KINGSRIDGE RD CLAREMORE OK 74017-0000																																																						
Parcel Location Situs 15005 E KINGSRIDGE RD Subdivision KINGS RIDGE ESTS 2 Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S009 - JUSTUS-TIAWAH SCHOOLS																																																						
Legal Description Lot/Long: 36.32381546 -95.56053346					Building Permits																																																	
LOT 1 BLOCK 1 KINGS RIDGE EST. 2					<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					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
H	Homestead	Yes	1,000	1,000	2100/449	TALBERT, DEBRA	04/30/2010	126,000	YES																																													
					1161/627	TALBERT, DONNIE R	03/17/1999	0	No																																													
Parcel Valuation					<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>93.050</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2011</td> <td>Land Value 88,531</td> <td>33,018</td> <td>11%</td> <td>3,632</td> <td>Assessed</td> <td>16,255</td> <td>1,512.53</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 123,963</td> <td>114,758</td> <td> </td> <td>12,623</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>-84.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 212,494</td> <td>147,776</td> <td> </td> <td>16,255</td> <td>Total Taxable</td> <td>15,255</td> <td>1,429.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax	Remove Cap	2011	Land Value 88,531	33,018	11%	3,632	Assessed	16,255	1,512.53	Year Frozen	0	Improvements 123,963	114,758		12,623	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-84.00	TIF Project ID	0	Total Value 212,494	147,776		16,255	Total Taxable	15,255	1,429.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660000610	BORLANDELLI, DANIEL CHARLES &	93	210,309	1000	14,782	1,386.00																																															
2024	2024-660000610	BORLANDELLI, DANIEL CHARLES &	93	199,214	1000	14,322	1,440.00																																															
2023	2023-660000610	BORLANDELLI, DANIEL CHARLES &	93	166,016	1000	13,876	1,393.00																																															
2022	2022-660000610	BORLANDELLI, DANIEL C &	93	131,299	1000	13,443	1,349.00																																															
2021	2021-660000610	BORLANDELLI, DANIEL C &	93	134,374	1000	13,781	1,405.00																																															
2020	2020-660000610	BORLANDELLI, DANIEL C &	93	135,137	1000	13,679	1,349.00																																															
2019	2019-660000610	BORLANDELLI, DANIEL C &	93	129,560	1000	13,252	1,333.00																																															
2018	2018-660000610	BORLANDELLI, DANIEL C &	93	134,411	1000	13,785	1,387.00																																															
2017	2017-660000610	BORLANDELLI, DANIEL C &	93	133,356	1000	13,669	1,306.00																																															
2016	2016-660000610	BORLANDELLI, DANIEL C &	93	130,106	1000	13,312	1,322.00																																															
2015	2015-660000610	BORLANDELLI, DANIEL C &	93	127,961	1000	13,076	1,288.00																																															
2014	2014-660000610	BORLANDELLI, DANIEL C &	93	131,526	1000	12,867	1,243.00																																															
2013	2013-660000610	BORLANDELLI, DANIEL C &	93	124,488	1000	12,464	1,221.00																																															



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Lot Data		Square-Foot - NBHD 1109 #1		Primary Image					
Lot Size									
Lot Count	1								
Units Buildable	1								
Non-Ag Acres	1.1508								
Topography									
Street Access									
Utilities									
Amenities									
Method	Square-Foot				\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-21\IMG_007 2/22/2023				
Base Lot Value	50,129.00 x 1.77 = 88,531				GRM Approach				
Factor Value					GRM Code				
Adjustments	1.0000				Gross Rent 0.00				
Lot Value	88,531				Indicated Value				
Residential Data				Multiple Regression					
Type	1 Single Family Residence				MRA Code 1 Test				
Condition	3 - Average				Adusted R 0.8445				
Quality	2.5 - Fair				Indicated Value 171,757 118.45 Per SqFt				
Architecture					Direct Comparables				
Style	100% One Story				Selection Model A Adam Test				
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Wood				Adjustment Model 1 2022 Residential				
Base/Total Area	1,450 / 1,450				Comparables 1				
Style	100% One Story				Indicated Value 147,310 Per SqFt				
HVAC	100% Warmed & Cooled Air				Value Reconciliation				
Roof Cover	1 Composition Shingle				Selected Approach Cost Approach				
Area on Slab	1,450				Improvements 123,963				
Fixture/RghIn	11 /				Lot Value 88,531				
Bed/F/H Bath	3 / 2.0 /				Indicated Value 212,494 146.55 Per SqFt				
Basement Area					Agland Value				
Garage Type	584 Attached Garage - Unfinished				Site Improvements				
Remodel					Total Value 212,494 146.55 Total Value Per SqFt				
Year/Eff Age	1984 / 32								
Cost Approach		Manual : 01/2025							
Base Cost	104.30	Total Misc Impr	+	11,406					
Roofing Adj	+ 4.56	Garage Cost	+	15,476					
Subfloor Adj	+ -1.18	Total RCN	=	213,729					
Heat/Cool Adj	+ 11.47	Depreciation (42%)	-	89,766					
Plumbing Adj	+ 9.71	Lump Sums	+	0					
Basement Adj	+ 0.00	RCNLD	=	123,963					
Adj Base Cost	= 128.86	Lot Value	+	88,531					
Total Area	x 1,450	Indicated Value	=	212,494					
Adjusted Cost	= 186,847	Value Per SqFt		146.55					
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	
SHLT	STORM SHELTER	0		1	2015	1	0.00		
PRCH	SLAB PORCH - COVERED	1864	156		156	23.73		3,702	
PATO	SLAB PORCH - OPEN	1865	26x12		312	8.36		2,608	



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				