



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data				Primary Image					
Account	660000641			<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-21\IMG_004 2/22/2023</p>					
Parcel ID	21N16E-01-1-00000-000-0000								
Cadastral ID	01-21-16-01600								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 1							
Tax Area	93 - JUSTUS/TRI-DISTRICT FIRE								
Name ID	338353								
PERRY, PENNY									
15430 E 470 RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	15430 E 470 RD								
Subdivision									
Lot/Block	/	Parcel Size	2.33 - Acres						
Sec/Twn/Rng	1 / 21 / 16 / 1								
Neighborhood	2116 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
Legal Description Lat/Long: 36.33593013 -95.55267010				Building Permits					
N2 E2 OF NE 10.13 AC OF LOT 3 LESS E 20' THEREOF				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
HV	Veteran	No	999,999		/	STORY, SHAWN & CINDY	05/04/2022	300,500	YES
					/	ROLAND T SEVERANCE LLC	06/02/2021	117,500	YES
					/	SEVERANCE, ROLAND T	02/23/2021	60,000	4
					1081/24	HLADIK, JAMES D &	08/26/1997	85,000	Yes
					865/255		10/15/1991	59,000	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax
Remove Cap	2023	Land Value	125,499	125,499	11%	13,805	Assessed	27,533	2,561.95
Year Frozen	0	Improvements	124,804	124,804		13,728	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	250,303	250,303		27,533	Total Taxable	27,533	2,562.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660000641	PERRY, PENNY			93	313,924	0	34,532	3,213.00
2024	2024-660000641	PERRY, PENNY			93	331,535	0	34,708	3,451.00
2023	2023-660000641	PERRY, PENNY			93	300,500	0	33,055	3,281.00
2022	2022-660000641	PERRY, PENNY			93	117,500	0	12,925	1,282.00
2021	2021-660000641	STORY, SHAWN & CINDY			93	130,016	12756		204.00
2020	2020-660000641	SEVERANCE, ROLAND T			93	130,971	12385		161.00
2019	2019-660000641	SEVERANCE, ROLAND T			93	123,882	12024		156.00
2018	2018-660000641	SEVERANCE, ROLAND T			93	128,210	11674		152.00
2017	2017-660000641	SEVERANCE, ROLAND T			93	127,284	11335		147.00
2016	2016-660000641	SEVERANCE, ROLAND T			93	121,172	11004		143.00
2015	2015-660000641	SEVERANCE, ROLAND T			93	121,172	10684		139.00
2014	2014-660000641	SEVERANCE, ROLAND T			93	123,074	10373		104.00
2013	2013-660000641	SEVERANCE, ROLAND T			93	116,958	10071		101.00



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Lot Data		Square-Foot - NBHD 2116 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	2.33		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	101,494.00 x .59 = 60,374		
Factor Value			
Adjustments	2.0787		
Lot Value	125,499		



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Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Rustic Log
Base/Total Area	1,550 / 1,550
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1986 / 27

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	127,712	82.39	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	101.60	Total Misc Impr	+ 2,016				
Roofing Adj	+ 4.31	Garage Cost	+ 0				
Subfloor Adj	+ 1.19	Total RCN	= 195,007				
Heat/Cool Adj	+ 11.47	Depreciation (36%)	- 70,203				
Plumbing Adj	+ 5.94	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 124,804				
Adj Base Cost	= 124.51	Lot Value	+ 125,499				
Total Area	x 1,550	Indicated Value	= 250,303				
Adjusted Cost	= 192,991	Value Per SqFt	161.49				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	124,804		
Lot Value	125,499		
Indicated Value	250,303	161.49	Per SqFt
Agland Value			
Site Improvements			
Total Value	250,303	161.49	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	1964	14x6		84	24.00	2,016



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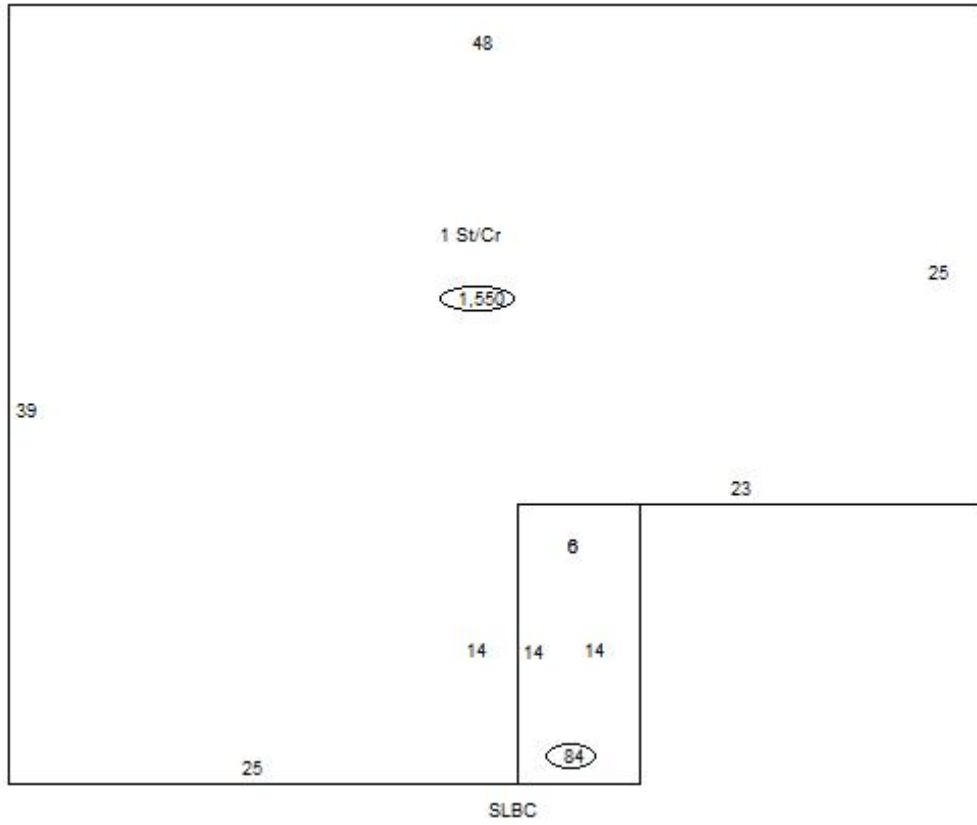
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,550	1.000	1,550
2	M	PRCH		10	SLBC	84	1.000	84
Total Building Area						1,550		1,550



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			520
	Qual	3	Cond 3	Year	Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)		RCNLD
Base Cost (10.48 x 520)		5,450		5,450	5,450	