



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 660000720 Parcel ID 000000-00-0-00072-002-0002 Cadastral ID 01-22-15-02060 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 281044 POLLOCK, FRED W & CAROL ANN HEATON 13485 S ROCKHILL RD CLAREMORE OK 74017-0000																																																						
Parcel Location Situs 13485 S ROCKHILL RD Subdivision BRIARCLIFF ESTATES Lot/Block 0002 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 22 / 15 / 5 Neighborhood 1085 - R-V04-NW SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																						
Legal Description Lot/Long: 36.41472804 -95.65524925					Building Permits																																																	
LOT 2 BLOCK 2 BRIARCLIFF ESTATES					<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																																													
					1415/874	WILLIAMS, LLOYD B &	10/17/2002	102,000	YES																																													
					980/819	SHELTON, TONY R &	08/30/1994	77,000	Yes																																													
					838/616			62,500	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>102.332</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2003</td> <td>Land Value 66,134</td> <td>28,803</td> <td>11%</td> <td>3,168</td> <td>Assessed</td> <td>16,795</td> <td>1,718.66</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 123,884</td> <td>123,884</td> <td> </td> <td>13,627</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>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 190,018</td> <td>152,687</td> <td> </td> <td>16,795</td> <td>Total Taxable</td> <td>16,795</td> <td>1,719.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax	Remove Cap	2003	Land Value 66,134	28,803	11%	3,168	Assessed	16,795	1,718.66	Year Frozen	0	Improvements 123,884	123,884		13,627	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 190,018	152,687		16,795	Total Taxable	16,795	1,719.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660000720	POLLOCK, FRED W &	11	185,865	0	15,995	1,637.00																																															
2024	2024-660000720	POLLOCK, FRED W &	11	202,593	0	15,234	1,564.00																																															
2023	2023-660000720	POLLOCK, FRED W &	11	131,899	0	14,509	1,520.00																																															
2022	2022-660000720	POLLOCK, FRED W &	11	130,185	0	14,320	1,510.00																																															
2021	2021-660000720	POLLOCK, FRED W &	11	129,799	0	14,278	1,453.00																																															
2020	2020-660000720	POLLOCK, FRED W &	11	127,694	0	14,046	1,476.00																																															
2019	2019-660000720	POLLOCK, FRED W &	11	123,173	0	13,549	1,404.00																																															
2018	2018-660000720	POLLOCK, FRED W &	11	128,069	0	14,088	1,476.00																																															
2017	2017-660000720	POLLOCK, FRED W &	11	127,001	0	13,970	1,430.00																																															
2016	2016-660000720	POLLOCK, FRED W &	11	123,768	0	13,614	1,402.00																																															
2015	2015-660000720	POLLOCK, FRED W &	11	122,662	0	13,107	1,362.00																																															
2014	2014-660000720	POLLOCK, FRED W &	11	123,662	0	12,483	1,298.00																																															
2013	2013-660000720	POLLOCK, FRED W &	11	114,608	0	11,889	1,216.00																																															



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Lot Data	Square-Foot - NBHD 1085 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	22420	
Non-Ag Acres	0.482	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	20,995.00 x 3.15 = 66,134	
Factor Value		
Adjustments	1.0000	
Lot Value	66,134	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,405 / 1,405
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,405
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	675 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1975 / 38



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	168,621	120.01	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	141,630		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	114.71	Total Misc Impr	+	20,130			
Roofing Adj	+ 4.60	Garage Cost	+	17,489			
Subfloor Adj	+ -1.21	Total RCN	=	233,743			
Heat/Cool Adj	+ 11.47	Depreciation (47%)	-	109,859			
Plumbing Adj	+ 10.02	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	123,884			
Adj Base Cost	= 139.59	Lot Value	+	66,134			
Total Area	x 1,405	Indicated Value	=	190,018			
Adjusted Cost	= 196,124	Value Per SqFt		135.24			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	123,884		
Lot Value	66,134		
Indicated Value	190,018	135.24	Per SqFt
Agland Value			
Site Improvements			
Total Value	190,018	135.24	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	2106	84		84	24.00		2,016
PATO	SLAB PORCH - OPEN	2107	26x12		312	8.36		2,608
EPSW	ENCLOSED PORCH - SOLID WALL	2108	21x12		252	61.53		15,506



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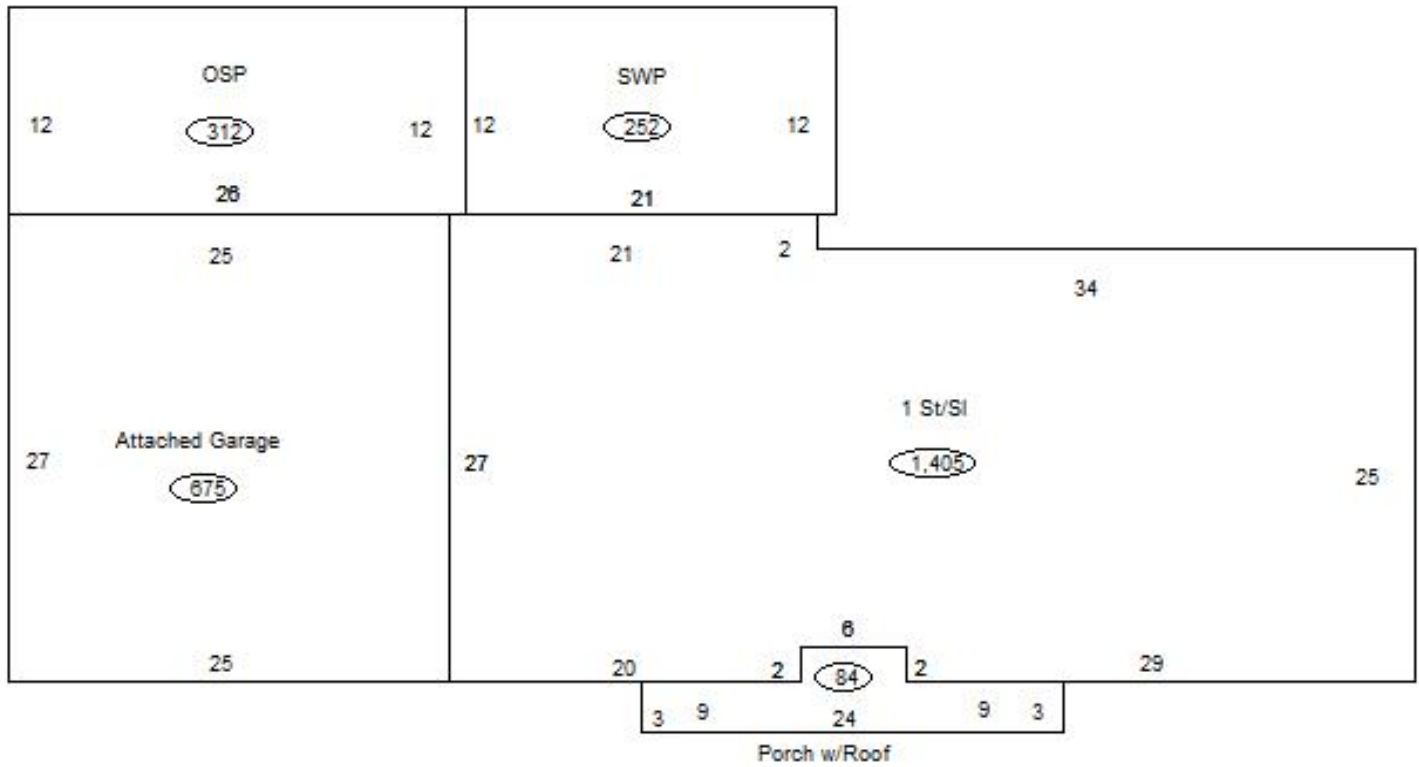
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Sketch Image

660000720



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,405	1.000	1,405
2	G	1		13	Attached Garage	675	1.000	675
3	M	PRCH		13	SLBC	84	1.000	84
4	M	PATO		13	Open Slab	312	1.000	312
5	M	EPSW		13	EPSW	252	1.000	252
Total Building Area						1,405		1,405