




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 12:20:56
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660001003 Parcel ID 23N16E-01-2-00000-000-0000 Cadastral ID 01-23-16-01000 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 71 - CHELSEA RURAL/FOYIL FIRE Name ID 291809 WELLS, JAMES A & PHILLIP G HULL 7191 S 4180 RD CLAREMORE OK 74017-0000 Parcel Location Situs Subdivision Lot/Block / Parcel Size 2.47 - Acres Sec/Twn/Rng 1 / 23 / 16 / 2 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS					 <p style="text-align: right;">2/8/2016</p>																																																																																																																				
Legal Description Lat/Long: 36.50795439 -95.56006645																																																																																																																									
TR IN NW NW(LOT 4), DESCR; S2 N2 SW NW NW					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>R3</td> <td>R4-FOR GARAGE & MFD HOMES</td> <td>08/2002</td> <td>02/2003</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R3	R4-FOR GARAGE & MFD HOMES	08/2002	02/2003																																																																																																							
Number	Description	Opened	Closed	Amount																																																																																																																					
R3	R4-FOR GARAGE & MFD HOMES	08/2002	02/2003																																																																																																																						
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>1760/364</td> <td>CAUGHMAN, ROSCOE ERVIN</td> <td>03/23/2006</td> <td>0</td> <td>1</td> </tr> <tr> <td>977/424</td> <td>MOORE, BOBBY D</td> <td>12/29/1994</td> <td>6,000</td> <td>Yes</td> </tr> <tr> <td>832/877</td> <td></td> <td></td> <td>0</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	1760/364	CAUGHMAN, ROSCOE ERVIN	03/23/2006	0	1	977/424	MOORE, BOBBY D	12/29/1994	6,000	Yes	832/877			0	No																																																																																		
Code	Type	Active	Maximum	Exemption																																																																																																																					
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
1760/364	CAUGHMAN, ROSCOE ERVIN	03/23/2006	0	1																																																																																																																					
977/424	MOORE, BOBBY D	12/29/1994	6,000	Yes																																																																																																																					
832/877			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>95.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 33,689</td> <td>15,122</td> <td>11%</td> <td>1,663</td> <td>Assessed</td> <td>1,663</td> <td>159.22</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 0</td> <td>0</td> <td></td> <td>0</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 33,689</td> <td>15,122</td> <td></td> <td>1,663</td> <td>Total Taxable</td> <td>1,663</td> <td>159.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax	Remove Cap	0	Land Value 33,689	15,122	11%	1,663	Assessed	1,663	159.22	Year Frozen	0	Improvements 0	0		0	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 33,689	15,122		1,663	Total Taxable	1,663	159.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax																																																																																																																	
Remove Cap	0	Land Value 33,689	15,122	11%	1,663	Assessed	1,663	159.22																																																																																																																	
Year Frozen	0	Improvements 0	0		0	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 33,689	15,122		1,663	Total Taxable	1,663	159.00																																																																																																																	
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>42,514</td><td>0</td><td>1,584</td><td>152.00</td></tr> <tr><td>2024</td><td>2024-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>42,514</td><td>0</td><td>1,509</td><td>147.00</td></tr> <tr><td>2023</td><td>2023-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>34,383</td><td>0</td><td>1,437</td><td>141.00</td></tr> <tr><td>2022</td><td>2022-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>18,064</td><td>0</td><td>1,369</td><td>136.00</td></tr> <tr><td>2021</td><td>2021-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>18,064</td><td>0</td><td>1,304</td><td>131.00</td></tr> <tr><td>2020</td><td>2020-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>18,064</td><td>0</td><td>1,241</td><td>125.00</td></tr> <tr><td>2019</td><td>2019-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>15,814</td><td>0</td><td>1,182</td><td>122.00</td></tr> <tr><td>2018</td><td>2018-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>15,814</td><td>0</td><td>1,126</td><td>114.00</td></tr> <tr><td>2017</td><td>2017-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>15,814</td><td>0</td><td>1,073</td><td>110.00</td></tr> <tr><td>2016</td><td>2016-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>15,814</td><td>0</td><td>1,022</td><td>106.00</td></tr> <tr><td>2015</td><td>2015-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>15,814</td><td>0</td><td>973</td><td>100.00</td></tr> <tr><td>2014</td><td>2014-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>13,013</td><td>0</td><td>927</td><td>99.00</td></tr> <tr><td>2013</td><td>2013-660001003</td><td>WELLS, JAMES A &</td><td>71</td><td>13,013</td><td>0</td><td>883</td><td>92.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660001003	WELLS, JAMES A &	71	42,514	0	1,584	152.00	2024	2024-660001003	WELLS, JAMES A &	71	42,514	0	1,509	147.00	2023	2023-660001003	WELLS, JAMES A &	71	34,383	0	1,437	141.00	2022	2022-660001003	WELLS, JAMES A &	71	18,064	0	1,369	136.00	2021	2021-660001003	WELLS, JAMES A &	71	18,064	0	1,304	131.00	2020	2020-660001003	WELLS, JAMES A &	71	18,064	0	1,241	125.00	2019	2019-660001003	WELLS, JAMES A &	71	15,814	0	1,182	122.00	2018	2018-660001003	WELLS, JAMES A &	71	15,814	0	1,126	114.00	2017	2017-660001003	WELLS, JAMES A &	71	15,814	0	1,073	110.00	2016	2016-660001003	WELLS, JAMES A &	71	15,814	0	1,022	106.00	2015	2015-660001003	WELLS, JAMES A &	71	15,814	0	973	100.00	2014	2014-660001003	WELLS, JAMES A &	71	13,013	0	927	99.00	2013	2013-660001003	WELLS, JAMES A &	71	13,013	0	883	92.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660001003	WELLS, JAMES A &	71	42,514	0	1,584	152.00																																																																																																																		
2024	2024-660001003	WELLS, JAMES A &	71	42,514	0	1,509	147.00																																																																																																																		
2023	2023-660001003	WELLS, JAMES A &	71	34,383	0	1,437	141.00																																																																																																																		
2022	2022-660001003	WELLS, JAMES A &	71	18,064	0	1,369	136.00																																																																																																																		
2021	2021-660001003	WELLS, JAMES A &	71	18,064	0	1,304	131.00																																																																																																																		
2020	2020-660001003	WELLS, JAMES A &	71	18,064	0	1,241	125.00																																																																																																																		
2019	2019-660001003	WELLS, JAMES A &	71	15,814	0	1,182	122.00																																																																																																																		
2018	2018-660001003	WELLS, JAMES A &	71	15,814	0	1,126	114.00																																																																																																																		
2017	2017-660001003	WELLS, JAMES A &	71	15,814	0	1,073	110.00																																																																																																																		
2016	2016-660001003	WELLS, JAMES A &	71	15,814	0	1,022	106.00																																																																																																																		
2015	2015-660001003	WELLS, JAMES A &	71	15,814	0	973	100.00																																																																																																																		
2014	2014-660001003	WELLS, JAMES A &	71	13,013	0	927	99.00																																																																																																																		
2013	2013-660001003	WELLS, JAMES A &	71	13,013	0	883	92.00																																																																																																																		




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 12:20:56
 Page 2

Lot Data		Square-Foot - NBHD 4050 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	121,675.00 x .28 = 33,689							
Factor Value				2/8/2016				
Adjustments	1.0000			GRM Approach				
Lot Value	33,689			GRM Code				
Residential Data				Gross Rent 0.00				
Type				Indicated Value				
Condition	-			Multiple Regression				
Quality	-			MRA Code				
Architecture				Adusted R				
Style				Indicated Value				
Exterior Wall				Direct Comparables				
Base/Total Area /				Selection Model 1 Res				
Style				Adjustment Model A2 AO Test				
HVAC				Comparables				
Roof Cover				Indicated Value				
Area on Slab				Value Reconciliation				
Fixture/RghIn /				Selected Approach Cost Approach				
Bed/F/H Bath / /				Improvements				
Basement Area				Lot Value 33,689				
Garage Type				Indicated Value 33,689 0.00 Per SqFt				
Remodel				Agland Value				
Year/Eff Age /				Site Improvements				
Cost Approach				Total Value 33,689 0.00 Total Value Per SqFt				
Manual : 01/2025								
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 0					
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 33,689					
Total Area	x	Indicated Value	= 33,689					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value