



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 | 660001260 | | | | | | | | | | | | |
| Parcel ID | 20N16E-02-3-00000-000-0000 | | | | | | | | | | | | |
| Cadastral ID | 02-20-16-02200 | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | |
| Property Class | RA VI Area 3 | | | | | | | | | | | | |
| Tax Area | 5 - JUSTUS RURAL/NO FIRE | | | | | | | | | | | | |
| Name ID | 266188 | | | | | | | | | | | | |
| TEEL, THADDEUS D & KYNDRA L | | | | | | | | | | | | | |
| 24826 S WELLS RANCH RD N #A CLAREMORE OK 74019-0000 | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | |
| Situs | 14355 E 540 RD | | | | | | | | | | | | |
| Subdivision | | | | | | | | | | | | | |
| Lot/Block | / Parcel Size 10 - Acres | | | | | | | | | | | | |
| Sec/Twn/Rng | 2 / 20 / 16 / 3 | | | | | | | | | | | | |
| Neighborhood | 2016 - UNPLATTED LAND | | | | | | | | | | | | |
| School District | S009 - JUSTUS-TIAWAH SCHOOLS | | | | | | | | | | | | |
| Legal Description | Lat/Long: 36.23690626 -95.57686935 | D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-13\IMG 9/13/2021 | | | | | | | | | | | |
| E2 W2 SE SW | | 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 colspan="5" style="height: 100px;"> </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 | No | 1,000 | | / | TEEL, RAYMOND L | 01/22/2025 | | 21 | | | | |

| Parcel Valuation | | | | | | | | | |
|------------------|------|----------------------|---------|-------------|----------|---------------|--------|-------------|--|
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 83.050 | Current Tax | |
| Remove Cap | 0 | Land Value 1,920 | 1,920 | 11% | 211 | Assessed | 18,702 | 1,553.20 | |
| Year Frozen | 0 | Improvements 201,554 | 168,099 | | 18,491 | Penalty | 0 | | |
| Uncapped Value | 0 | Mobile Home 0 | 0 | | 0 | Exemption | 0 | 0.00 | |
| TIF Project ID | 0 | Total Value 203,474 | 170,019 | | 18,702 | Total Taxable | 18,702 | 1,553.00 | |

| Assessment History | | | | | | | | |
|--------------------|------------------|-----------------------------|----------|-------------|------------|---------------|------------|--|
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | |
| 2025 | 2025-660001260 | TEEL, THADDEUS D & KYNDRA L | 5 | 175,185 | 0 | 18,157 | 1,508.00 | |
| 2024 | 2024-660001260 | TEEL, RAYMOND L | 5 | 180,345 | 1000 | 16,628 | 1,388.00 | |
| 2023 | 2023-660001260 | TEEL, RAYMOND L | 5 | 155,889 | 1000 | 16,115 | 1,342.00 | |
| 2022 | 2022-660001260 | TEEL, RAYMOND L | 5 | 151,497 | 1000 | 15,617 | 1,299.00 | |
| 2021 | 2021-660001260 | TEEL, RAYMOND L | 5 | 160,891 | 1000 | 15,133 | 1,284.00 | |
| 2020 | 2020-660001260 | TEEL, RAYMOND L | 5 | 159,705 | 1000 | 14,663 | 1,241.00 | |
| 2019 | 2019-660001260 | TEEL, RAYMOND L | 5 | 150,617 | 1000 | 14,207 | 1,230.00 | |
| 2018 | 2018-660001260 | TEEL, RAYMOND L | 5 | 158,119 | 1000 | 13,764 | 1,193.00 | |
| 2017 | 2017-660001260 | TEEL, RAYMOND L | 5 | 113,386 | 1000 | 11,045 | 901.00 | |
| 2016 | 2016-660001260 | TEEL, RAYMOND L | 5 | 110,075 | 1000 | 10,694 | 912.00 | |
| 2015 | 2015-660001260 | TEEL, RAYMOND L | 5 | 106,082 | 1000 | 10,354 | 875.00 | |
| 2014 | 2014-660001260 | TEEL, RAYMOND L | 5 | 108,548 | 1000 | 10,023 | 860.00 | |
| 2013 | 2013-660001260 | TEEL, RAYMOND L | 5 | 105,750 | 1000 | 9,702 | 845.00 | |



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

| Residential Data | |
|------------------------|--------------------------------|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 2.5 - Fair |
| Architecture | LOG LOG |
| Style | 100% 1 1/2 Story Finished |
| Exterior Wall | 100% Rustic Log |
| Base/Total Area | 1,600 / 2,032 |
| Style | 100% 1 1/2 Story Finished |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 4 Metal, Preformed |
| Area on Slab | 1,600 |
| Fixture/RghIn | 11 / |
| Bed/F/H Bath | 3 / 2.0 / |
| Basement Area | |
| Garage Type | 625 Attached Garage - Finished |
| Remodel | |
| Year/Eff Age | 1980 / 35 |

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| GRM Approach | |
|------------------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | |
|------------------------|--|
| MRA Code | |
| Adusted R | |
| Indicated Value | |

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

| Cost Approach | | | | Manual : 01/2025 | | | |
|----------------------|-----------|----------------------------|-----------|------------------|--|--|--|
| Base Cost | 86.40 | Total Misc Impr | + 31,664 | | | | |
| Roofing Adj | + 3.86 | Garage Cost | + 20,506 | | | | |
| Subfloor Adj | + -0.86 | Total RCN | = 271,199 | | | | |
| Heat/Cool Adj | + 11.47 | Depreciation (44%) | - 119,328 | | | | |
| Plumbing Adj | + 6.92 | Lump Sums | + 0 | | | | |
| Basement Adj | + 0.00 | RCNLD | = 151,871 | | | | |
| Adj Base Cost | = 107.79 | Lot Value | + 151,871 | | | | |
| Total Area | x 2,032 | Indicated Value | = 151,871 | | | | |
| Adjusted Cost | = 219,029 | Value Per SqFt | 74.74 | | | | |

| Value Reconciliation | | | |
|--------------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 151,871 | | |
| Lot Value | | | |
| Indicated Value | 151,871 | 74.74 | Per SqFt |
| Agland Value | 1,920 | | |
| Site Improvements | 49,683 | | |
| Total Value | 203,474 | 100.13 | 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 | 5,095.98 | | 5,096 |
| PRCH | SLAB PORCH - COVERED | 3356 | 28x14 | | 392 | 23.07 | | 9,043 |
| PRCH | SLAB PORCH - COVERED | 3357 | 40x8 | | 320 | 23.21 | | 7,427 |
| PRCH | SLAB PORCH - COVERED | 3358 | 180 | | 180 | 23.64 | | 4,255 |
| SOLP | Solar Panels | | 20 | | 20 | 292.17 | | 5,843 |



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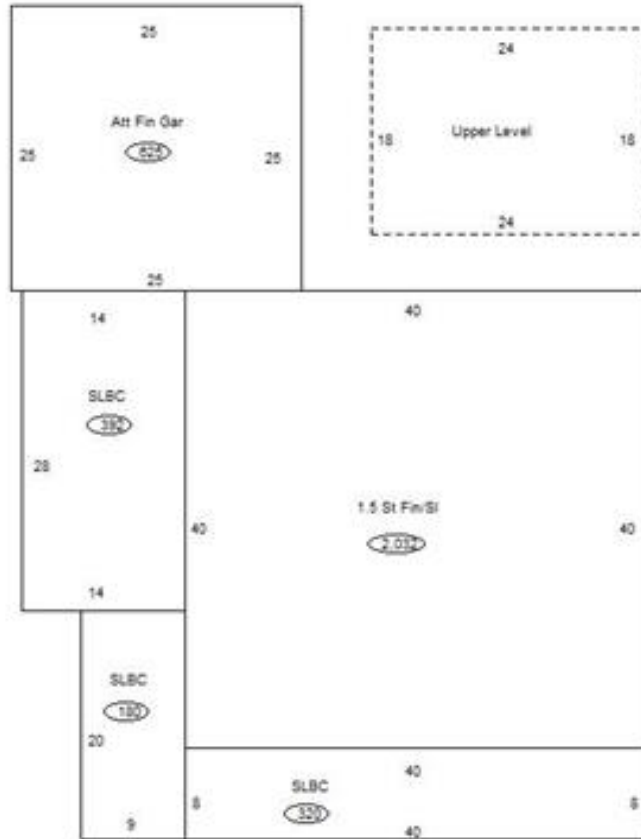
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|--------------|------------|--------------|
| 1 | R | 5 | Slab | 13 | 1.5 St Fin/SI | 1,600 | 1.270 | 2,032 |
| 2 | G | 5 | | 13 | Att Fin Gar | 625 | 1.000 | 625 |
| 3 | M | PRCH | | 13 | SLBC | 392 | 1.000 | 392 |
| 4 | M | PRCH | | 13 | SLBC | 320 | 1.000 | 320 |
| 5 | M | PRCH | | 13 | SLBC | 180 | 1.000 | 180 |
| 6 | U | ^UL | Overhang | 13 | Upper Level | 432 | 1.000 | 432 |
| Total Building Area | | | | | | 1,600 | | 2,032 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|---------------|-----------------------|------------------|--------------------------------|--------------|--------------|
| | EQSH | Equipment Shed | 22x30x12 | Concrete | Formed Metal | 660 |
| | Qual 2 | Cond 3 | Year 2018 | Eff Age 6 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (11% Phys/ % Func) | | RCNLD |
| Base Cost (22.97 x 660) | | 15,160 | | 15,160 | 1,668 | 13,492 |
|  | UTIL | Utility Building | 30x46x12 | Concrete | Formed Metal | 1,380 |
| | Qual 3 | Cond 3 | Year 2017 | Eff Age 7 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (13% Phys/ % Func) | | RCNLD |
| Base Cost (29.00 x 1,380) | | 40,020 | | 40,020 | 5,203 | 34,817 |
| | PATC | Patio - Covered | 4x30x8 | Concrete | Formed Metal | 120 |
| | Qual 3 | Cond 3 | Year 2017 | Eff Age 7 | | |
| Valuation Summary | | Modifier Total | RCN | Depr (39% Phys/ % Func) | | RCNLD |
| Base Cost (18.77 x 120) | | 2,252 | | 2,252 | 878 | 1,374 |



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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 | | | 10.000 | 192 | 192 | 1,920 | 1,920 |
| NTV PST Totals | | | | | | 10.000 | | | 1,920 | 1,920 |
| Total Agland | | | | | | 10.000 | | | 1,920 | 1,920 |