



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	660001488			No Image On File					
Parcel ID	21N15E-02-2-00000-000-0000								
Cadastral ID	02-21-15-00900								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	8 - CLAREMORE/ NW FIRE								
Name ID	313245								
FROMAN, LINDA LEE TRUSTEE									
20072 S 4112 RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	50 - Acres						
Sec/Twn/Rng	2 / 21 / 15 / 2								
Neighborhood	6080 - UNPLATTED								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.33111232 -95.68365320				Building Permits					
W2 SE NW & SW NW LESS SW SE NW				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					2426/539	FROMAN, JAMES C &	09/17/2014	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax	
Remove Cap	0	Land Value	5,780	5,780	11%	636	Assessed	636	67.70
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	5,780	5,780		636	Total Taxable	636	68.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	122.00
2024	2024-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	122.00
2023	2023-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	121.00
2022	2022-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	122.00
2021	2021-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	117.00
2020	2020-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	121.00
2019	2019-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	122.00
2018	2018-660001488	FROMAN, LINDA LEE			8	10,438	0	1,148	122.00
2017	2017-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	120.00
2016	2016-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	124.00
2015	2015-660001488	FROMAN, LINDA LEE			8	10,434	0	1,148	118.00
2014	2014-660001488	FROMAN, LINDA LEE			8	10,438	0	1,133	118.00
2013	2013-660001488	FROMAN, LINDA LEE &			8	10,438	0	1,100	114.00



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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			GRM Approach				
Style				GRM Code				
HVAC				Gross Rent	0.00			
Roof Cover				Indicated Value				
Area on Slab				Multiple Regression				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				Direct Comparables				
Remodel				Selection Model	1 Res			
Year/Eff Age	/			Adjustment Model	A2 AO Test			
Cost Approach		Manual : 01/2025		Comparables				
Base Cost	0.00	Total Misc Impr	+ 0	Indicated Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Value Reconciliation				
Subfloor Adj	+ 0.00	Total RCN	= 0	Selected Approach	Cost Approach			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0	Improvements				
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Lot Value				
Basement Adj	+ 0.00	RCNLD	= 0	Indicated Value	0.00 Per SqFt			
Adj Base Cost	= 0.00	Lot Value	+ 0	Agland Value	5,780			
Total Area	x	Indicated Value	= 0	Site Improvements				
Adjusted Cost	= 0	Value Per SqFt	0.00	Total Value	5,780 0.00 Total Value Per SqFt			
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Agland Inventory

660001488

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45			.332	108	108	36	36
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80			5.355	192	192	1,028	1,028
OS	OSAGE CLAY	TMBR	58			40.918	104	104	4,272	4,272
VE	VERDIGRIS CLAY LOAM	TMBR	90			2.025	162	162	328	328
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			1.370	85	85	116	116
TMBR Totals						50.000			5,780	5,780
Total Agland						50.000			5,780	5,780