



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 | 660001497 | | | | <p>\\tsclient\C\Users\Randy Necessary\Pictures\102_0323\IMG_0041. 3/24/2022</p> | | | | |
| Parcel ID | 21N15E-02-4-00000-000-0000 | | | | | | | | |
| Cadastral ID | 02-21-15-01800 | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | |
| Property Class | RA | VI Area | 4 | | | | | | |
| Tax Area | 8 - CLAREMORE/ NW FIRE | | | | | | | | |
| Name ID | 336515 | | | | | | | | |
| LAGERS, BRENDA | | | | | | | | | |
| LIVING TRUST | | | | | | | | | |
| PO BOX 811 CLAREMORE OK 74018-0000 | | | | | | | | | |
| Parcel Location | | | | | | | | | |
| Situs | 08845 E 480 RD | | | | | | | | |
| Subdivision | | | | | | | | | |
| Lot/Block | / | Parcel Size | 1.25 - Acres | | | | | | |
| Sec/Twn/Rng | 2 / 21 / 15 / 4 | | | | | | | | |
| Neighborhood | 6080 - UNPLATTED | | | | | | | | |
| School District | S001 - CLAREMORE SCHOOLS | | | | | | | | |
| Legal Description | | | | | | | | | |
| Lat/Long: 36.32233144 -95.66894259 | | | | | | | | | |
| E2 SE SE SE SE SE | | | | | | | | | |
| Building Permits | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | |
| | | | | | | | | | |
| Exemptions | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | |
| | | | | | | | | | |
| Sale History | | | | | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | |
| / | LAGERS, BRENDA FAYE | 11/18/2021 | 0 | 4 | | | | | |
| / | BAKER, J FAYE | 07/13/2018 | 0 | WB | | | | | |
| 2672/535 | BAKER, J FAYE & JOHN A | 11/03/2017 | 0 | WB | | | | | |
| 2140/829 | BAKER, JOHN A & J FAYE | 11/18/2010 | 0 | 4 | | | | | |
| Parcel Valuation | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 106.442 | Current Tax | |
| Remove Cap | 0 | Land Value | 225 | 225 | 11% | 25 | Assessed | 2,961 | 315.17 |
| Year Frozen | 0 | Improvements | 52,268 | 26,697 | | 2,936 | Penalty | 0 | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 |
| TIF Project ID | 0 | Total Value | 52,493 | 26,922 | | 2,961 | Total Taxable | 2,961 | 315.00 |
| Assessment History | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | |
| 2025 | 2025-660001497 | LAGERS, BRENDA | 8 | 47,580 | 0 | 2,876 | 306.00 | | |
| 2024 | 2024-660001497 | LAGERS, BRENDA | 8 | 46,654 | 0 | 2,792 | 297.00 | | |
| 2023 | 2023-660001497 | LAGERS, BRENDA | 8 | 42,410 | 0 | 2,710 | 286.00 | | |
| 2022 | 2022-660001497 | LAGERS, BRENDA | 8 | 43,382 | 0 | 2,632 | 280.00 | | |
| 2021 | 2021-660001497 | LAGERS, BRENDA FAYE | 8 | 36,988 | 0 | 2,555 | 261.00 | | |
| 2020 | 2020-660001497 | LAGERS, BRENDA FAYE | 8 | 36,282 | 0 | 2,481 | 262.00 | | |
| 2019 | 2019-660001497 | LAGERS, BRENDA FAYE | 8 | 34,211 | 0 | 2,408 | 257.00 | | |
| 2018 | 2018-660001497 | LAGERS, BRENDA FAYE | 8 | 35,654 | 0 | 2,338 | 249.00 | | |
| 2017 | 2017-660001497 | BAKER, J FAYE & JOHN A | 8 | 35,294 | 0 | 2,270 | 238.00 | | |
| 2016 | 2016-660001497 | BAKER, J FAYE & JOHN A | 8 | 34,267 | 0 | 2,204 | 238.00 | | |
| 2015 | 2015-660001497 | BAKER, J FAYE & JOHN A | 8 | 35,693 | 0 | 2,140 | 221.00 | | |
| 2014 | 2014-660001497 | BAKER, J FAYE & JOHN A | 8 | 36,050 | 0 | 2,078 | 217.00 | | |
| 2013 | 2013-660001497 | BAKER, J FAYE & JOHN A | 8 | 35,069 | 0 | 2,017 | 208.00 | | |



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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 | 1 Single Family Residence |
| Condition | 4 - Good |
| Quality | 1.5 - Low |
| Architecture | |
| Style | 100% One Story |
| Exterior Wall | 90% Veneer, Stone 10% Frame, Siding, Vinyl |
| Base/Total Area | 1,010 / 1,010 |
| Style | 100% One Story |
| HVAC | 100% Forced Air Furnace |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 0 |
| Fixture/RghIn | 4 / |
| Bed/F/H Bath | 3 / 1.0 / |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 1940 / 52 |

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

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

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

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|---------------------|-----------|------------------|--|--|--|
| Base Cost | 103.14 | Total Misc Impr | + 4,394 | | | | |
| Roofing Adj | + 4.12 | Garage Cost | + 0 | | | | |
| Subfloor Adj | + 2.54 | Total RCN | = 124,958 | | | | |
| Heat/Cool Adj | + 4.80 | Depreciation (60%) | - 74,975 | | | | |
| Plumbing Adj | + 4.77 | Lump Sums | + 0 | | | | |
| Basement Adj | + 0.00 | RCNLD | = 49,983 | | | | |
| Adj Base Cost | = 119.37 | Lot Value | + 0 | | | | |
| Total Area | x 1,010 | Indicated Value | = 49,983 | | | | |
| Adjusted Cost | = 120,564 | Value Per SqFt | 49.49 | | | | |

| Value Reconciliation | | | |
|----------------------|---------------|-------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 49,983 | | |
| Lot Value | | | |
| Indicated Value | 49,983 | 49.49 | Per SqFt |
| Agland Value | 225 | | |
| Site Improvements | 2,285 | | |
| Total Value | 52,493 | 51.97 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|---------------------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| FPR1 | Fireplace - Residential 1 Story | | 1 | | 1 | 4,394.05 | | 4,394 |



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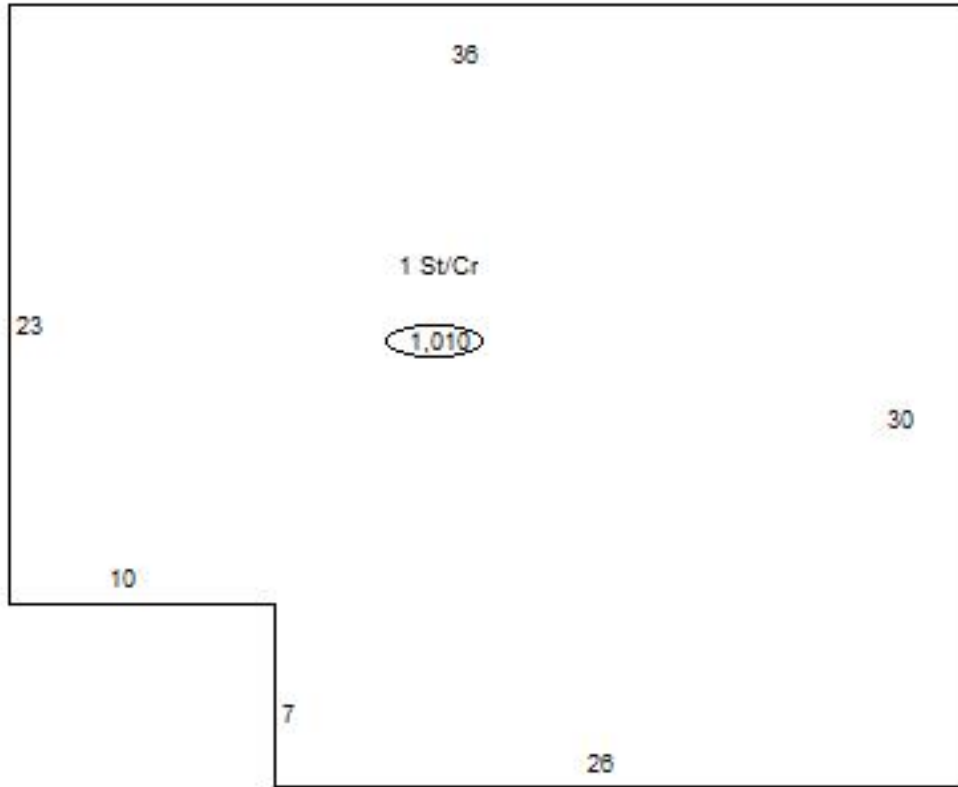
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Sketch Image

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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 | 1,010 | 1.000 | 1,010 |
| Total Building Area | | | | | | 1,010 | | 1,010 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units | |
|--|--------------------------|------------------------|-----------------------|-------|--------------|---------------------------------|--------------|
|  | LF | LOAFING SHED | 0x0x0 | | | 288 | |
| | Qual | 3 | Cond 3 | Year | Eff Age | | |
| | Valuation Summary | | Modifier Total | | RCN | Depr (40% Phys/ % Func) | RCNLD |
| | | Base Cost (4.26 x 288) | 1,227 | | 1,227 | 491 | 736 |
|  | CPDT | CARPORT - DETACHED | 12x20x0 | | | 240 | |
| | Qual | 2 | Cond 3 | Year | Eff Age 1520 | | |
| | Valuation Summary | | Modifier Total | | RCN | Depr (30% Phys/ % Func) | RCNLD |
| | | Base Cost (9.22 x 240) | 2,213 | | 2,213 | 664 | 1,549 |
|  | STF | STG FAIR | 0x0x0 | | | | |
| | Qual | | Cond | Year | Eff Age | | |
| | Valuation Summary | | Modifier Total | | RCN | Depr (100% Phys/ % Func) | RCNLD |
| | | Base Cost (4.68 x) | | | | | |



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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 |
|-----------------------|---------------------------|----------|-----|----------|----------|-------|----------|----------|-----------|--------------|
| RMB | RIVERTON LOAM 1-3% SLOPES | NTV PST | 75 | | | 1.250 | 180 | 180 | 225 | 225 |
| NTV PST Totals | | | | | | 1.250 | | | 225 | 225 |
| Total Agland | | | | | | 1.250 | | | 225 | 225 |