



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	660001533								
Parcel ID	21N16E-02-3-00000-000-0000								
Cadastral ID	02-21-16-01500								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 1							
Tax Area	5 - JUSTUS RURAL/NO FIRE								
Name ID	333850								
PONDER, DAVID & RONNETTE									
14123 E 480 RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	14123 E 480 RD								
Subdivision									
Lot/Block	/	Parcel Size	1.5 - Acres						
Sec/Twn/Rng	2 / 21 / 16 / 3								
Neighborhood	2116 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
Legal Description Lat/Long: 36.32226480 -95.57585640									
S 330' E 198' W 363' OF SE SW SW LESS CO RD									
Building Permits									
Number	Description	Opened	Closed	Amount					
R2017 03 32	R18-NEW 450 SQ FT ADDITION 25X11	03/2017	10/2017	22,500					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	BOATMAN, DAVID &	03/12/2021	262,500	YES					
1969/860	MOODY, BRIAN D & KIMBERLY-N	07/28/2008	142,000	YES					
1276/211	KNADLER, JAMES D & LISA	03/06/2001	101,667	Yes					
1237/488	SCOTT, DONNY B &	07/18/2000	88,000	No					
840/79			0	No					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax	
Remove Cap	2022	Land Value	47,919	47,919	11%	5,271	Assessed	27,455	2,280.14
Year Frozen	0	Improvements	204,242	201,675		22,184	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00
TIF Project ID	0	Total Value	252,161	249,594		27,455	Total Taxable	26,455	2,197.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660001533	PONDER, DAVID & RONNETTE	5	242,325	1000	25,655	2,131.00		
2024	2024-660001533	PONDER, DAVID & RONNETTE	5	250,039	1000	26,504	2,212.00		
2023	2023-660001533	PONDER, DAVID & RONNETTE	5	262,500	1000	27,876	2,321.00		
2022	2022-660001533	PONDER, DAVID & RONNETTE	5	262,500	1000	27,876	2,319.00		
2021	2021-660001533	PONDER, DAVID & RONNETTE	5	186,452	1000	18,883	1,602.00		
2020	2020-660001533	BOATMAN, DAVID &	5	185,046	1000	18,304	1,550.00		
2019	2019-660001533	BOATMAN, DAVID &	5	170,377	1000	17,741	1,536.00		
2018	2018-660001533	BOATMAN, DAVID &	5	178,727	1000	18,660	1,618.00		
2017	2017-660001533	BOATMAN, DAVID &	5	154,397	1000	15,984	1,304.00		
2016	2016-660001533	BOATMAN, DAVID &	5	150,582	1000	15,564	1,328.00		
2015	2015-660001533	BOATMAN, DAVID &	5	147,348	1000	15,141	1,279.00		
2014	2014-660001533	BOATMAN, DAVID &	5	151,228	1000	14,671	1,259.00		
2013	2013-660001533	BOATMAN, DAVID &	5	143,154	1000	14,214	1,238.00		



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Lot Data		Square-Foot - NBHD 2116 #1	
Lot Size			
Lot Count			
Units Buildable	1.5		
Non-Ag Acres	1.5001		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	65,346.00 x .73 = 47,919		
Factor Value			
Adjustments	1.0000		
Lot Value	47,919		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-3-27\IMG_003! 3/28/2023

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	15% Veneer, Stone 85% Frame, Siding, Wood
Base/Total Area	2,203 / 2,203
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,203
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1960 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	218,858	99.35	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	97.74	Total Misc Impr	+ 16,162				
Roofing Adj	+ 4.53	Garage Cost	+ 0				
Subfloor Adj	+ -2.43	Total RCN	= 275,455				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 118,446				
Plumbing Adj	+ 5.22	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 157,009				
Adj Base Cost	= 117.70	Lot Value	+ 47,919				
Total Area	x 2,203	Indicated Value	= 204,928				
Adjusted Cost	= 259,293	Value Per SqFt	93.02				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	157,009		
Lot Value	47,919		
Indicated Value	204,928	93.02	Per SqFt
Agland Value			
Site Improvements	47,233		
Total Value	252,161	114.46	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	4239	17x8		136	26.50		3,604
PRCH	SLAB PORCH - COVERED	4240	19x14		266	26.10		6,943
SHLT	STORM SHELTER			1 2018	1	0.00		



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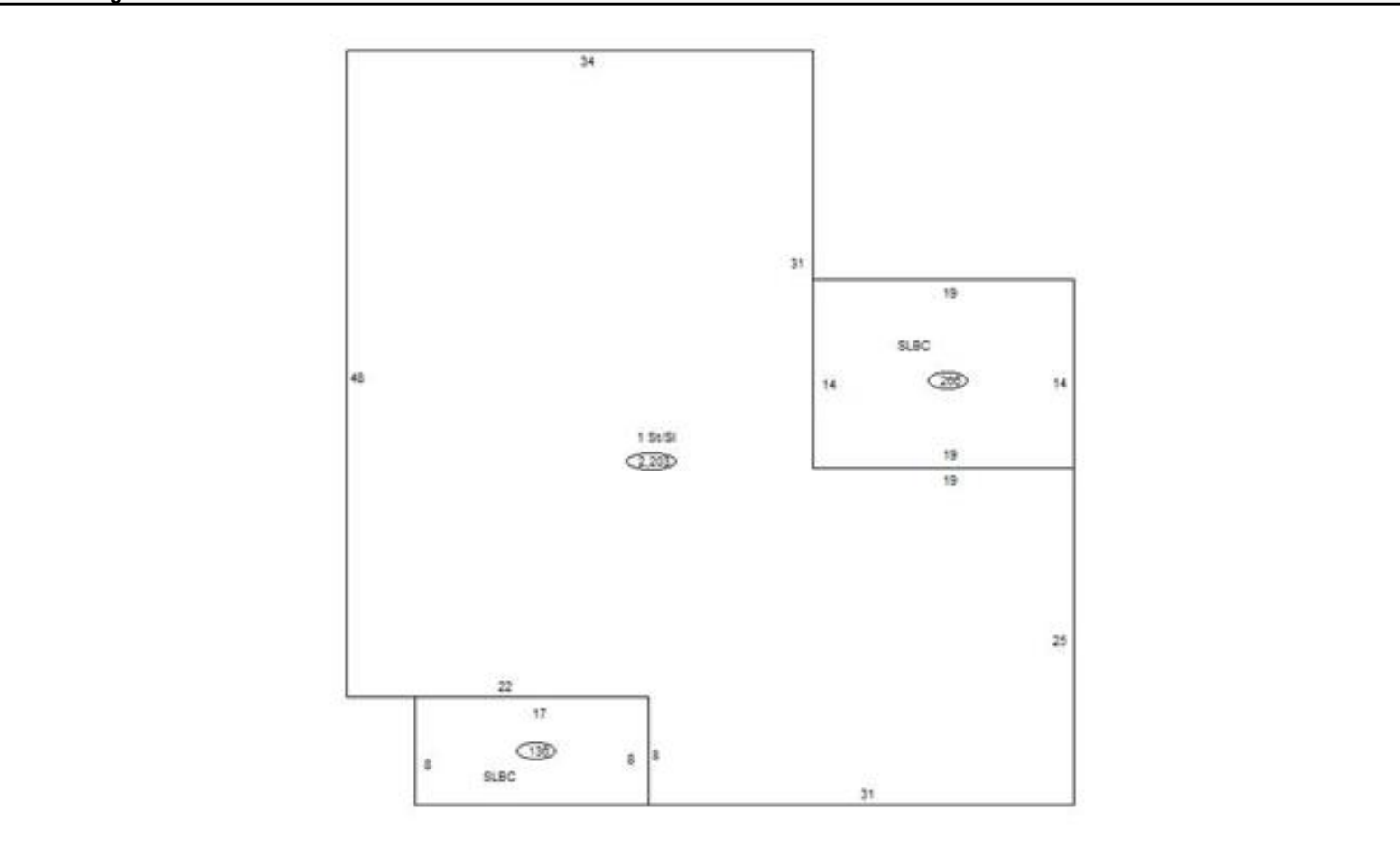
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	136	1.000	136
2	M	PRCH		10	SLBC	266	1.000	266
3	R	1	Slab	10	1 St/SI	2,203	1.000	2,203
Total Building Area						2,203		2,203



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	Shop Building	30x40x0			1,200	
	Qual 3	Cond 3	Year 2021	Eff Age	4		
	Valuation Summary		Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD	
		Base Cost (33.14 x 1,200)	39,768		39,768	2,784	36,984
	STA	STG AVG	32x10x0			320	
	Qual 3	Cond	Year 2019	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
		Base Cost (7.02 x 320)	2,246		2,246		2,246
	STF	STG FAIR	10x8x0			80	
	Qual 2	Cond	Year 2017	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (60% Phys/ % Func)	RCNLD	
		Base Cost (4.68 x 80)	374		374	224	150
	STF	STG FAIR	10x10x0			100	
	Qual 2	Cond	Year 2017	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
		Base Cost (4.68 x 100)	468		468		468
	DTGF	DETACHED GARAGE FAIR	0x0x0			396	
	Qual 2	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD	
		Base Cost (16.00 x 396)	6,336		6,336	1,901	4,435
	GF	GAZEBO FAIR	0x0x0			1	
	Qual 2	Cond	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
		Base Cost (2,950.00 x 1)	2,950		2,950		2,950
	PCPT	Carport - Portable	0x0x0				
	Qual	Cond	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
		Base Cost (4.61 x)					



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary			Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.61 x)				