



# 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	660001644													
Parcel ID	22N17E-02-4-00000-000-0000													
Cadastral ID	02-22-17-01300													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 2												
Tax Area	71 - CHELSEA RURAL/FOYIL FIRE													
Name ID	27194													
TEFFETELLER, WILLIAM H														
20951 E 420 RD CLAREMORE OK 74017-0000														
Parcel Location														
Situs	20951 E 420 RD													
Subdivision														
Lot/Block	/	Parcel Size	4.41 - Acres											
Sec/Twn/Rng	2 / 22 / 17 / 4													
Neighborhood	4070 - FOYIL SEQUOYAH AREA													
School District	S003 - CHELSEA SCHOOLS													
Legal Description Lat/Long: 36.40924026 -95.45476134														
S 300' OF E2 SE SE														
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														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax						
Remove Cap	0	Land Value	70,669	43,449	11%	4,779	Assessed	9,595 918.63						
Year Frozen	2018	Improvements	71,199	43,775		4,816	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -83.00						
TIF Project ID	0	Total Value	141,868	87,224		9,595	Total Taxable	8,595 836.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660001644	TEFFETELLER, WILLIAM H	71	140,085	1000	8,594	836.00							
2024	2024-660001644	TEFFETELLER, WILLIAM H	71	144,285	1000	8,594	852.00							
2023	2023-660001644	TEFFETELLER, WILLIAM H	71	106,334	1000	8,595	861.00							
2022	2022-660001644	TEFFETELLER, WILLIAM H	71	105,973	1000	8,595	866.00							
2021	2021-660001644	TEFFETELLER, WILLIAM H	71	102,132	1000	8,595	874.00							
2020	2020-660001644	TEFFETELLER, WILLIAM H	71	93,089	1000	8,594	883.00							
2019	2019-660001644	TEFFETELLER, WILLIAM H	71	87,223	1000	8,595	897.00							
2018	2018-660001644	TEFFETELLER, WILLIAM H	71	91,091	1000	9,020	931.00							
2017	2017-660001644	TEFFETELLER, WILLIAM H	71	90,322	1000	8,936	932.00							
2016	2016-660001644	TEFFETELLER, WILLIAM H	71	88,745	1000	8,762	929.00							
2015	2015-660001644	TEFFETELLER, WILLIAM H	71	88,314	1000	8,647	906.00							
2014	2014-660001644	TEFFETELLER, WILLIAM H	71	86,176	1000	8,366	904.00							
2013	2013-660001644	TEFFETELLER, WILLIAM H	71	83,236	1000	8,093	863.00							



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Lot Data		Square-Foot - NBHD 4070 #1	
Lot Size			
Lot Count			
Units Buildable	4.41		
Non-Ag Acres	4.4894		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	195,556.00 x .36 = 70,669		
Factor Value			
Adjustments	1.0000		
Lot Value	70,669		



\\tsclient\T\CASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/23/2020

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	20% Frame, Siding, Wood 80% Frame, Siding, Wc
Base/Total Area	1,120 / 1,120
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,120
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1987 / 29

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	80,754 72.10 Per SqFt

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

Cost Approach		Manual : 01/2025	
Base Cost	88.93	Total Misc Impr	+ 0
Roofing Adj	+ 4.12	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 123,245
Heat/Cool Adj	+ 9.89	Depreciation ( 47%)	- 57,925
Plumbing Adj	+ 7.10	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 65,320
Adj Base Cost	= 110.04	Lot Value	+ 70,669
Total Area	x 1,120	Indicated Value	= 135,989
Adjusted Cost	= 123,245	Value Per SqFt	121.42

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	65,320
Lot Value	70,669
Indicated Value	135,989 121.42 Per SqFt
Agland Value	
Site Improvements	5,879
Total Value	141,868 126.67 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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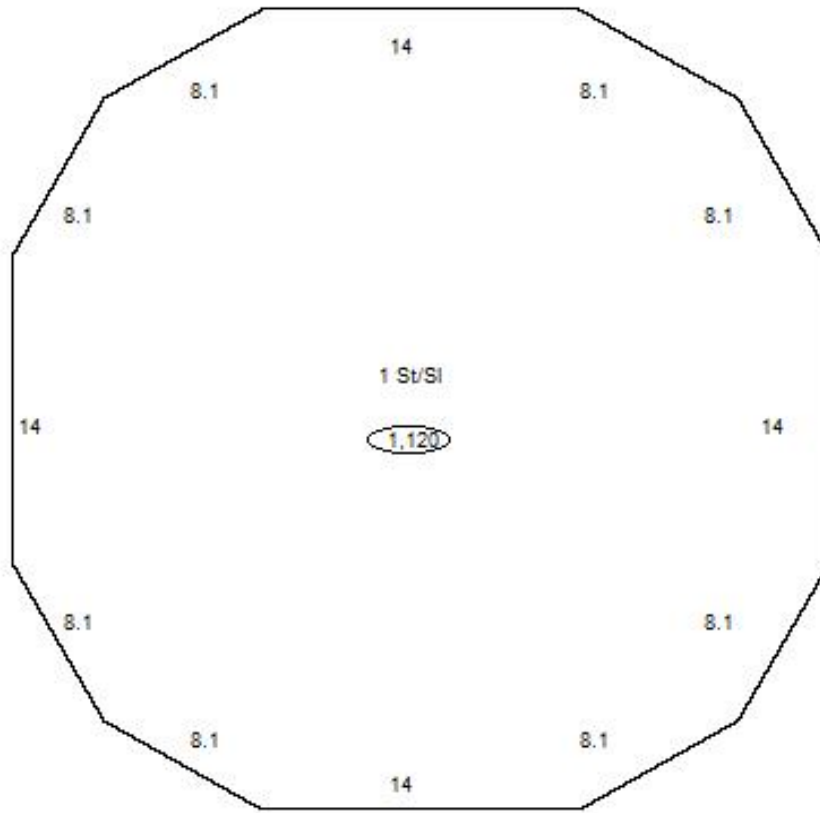
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,120	1.000	1,120
<b>Total Building Area</b>						1,120		1,120



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	12x20x8	Dirt	Formed Metal	240
	Qual 3	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (79% Phys/ % Func)	RCNLD
Base Cost (4.61 x 240) 1,106			1,106 874	232



Code	Description	Dimensions	Floor	Roofing	Total Units
GRDT	DETACHED GARAGE	25x45x8	Gravel	Composition Shingle	627
Qual 2	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
Base Cost (17.66 x 627) 11,073			11,073 5,426	5,647