



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660002346 <b>Parcel ID</b> 21N16E-03-2-00000-000-0000 <b>Cadastral ID</b> 03-21-16-03000 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 1 <b>Tax Area</b> 18 - CLAREMORE RURAL/W/O FIRE <b>Name ID</b> 305864 WILKINSON, J BINX  19025 S QUINTON WAY CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 19025 QUINTON WAY <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 1 - Acres <b>Sec/Twn/Rng</b> 3 / 21 / 16 / 2 <b>Neighborhood</b> 2116 - UNPLATTED <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-3-30\IMG_002I 3/30/2023</p>														
<b>Legal Description</b> Lat/Long: 36.33604967 -95.58825686																			
N 192.95' E 226' LOT 3					<b>Building Permits</b> <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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	Yes	1,000	1,000	2206/627	WILLIAMS, LEE R &	10/12/2011	190,500	YES										
					1869/637	ROSS, BILLIE R	05/07/2007	195,000	YES										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	92.430	<b>Current Tax</b>										
Remove Cap	0		Land Value 38,565	33,794	11%	3,717	Assessed	25,423	2,349.85										
Year Frozen	2021		Improvements 225,187	197,327		21,706	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-93.00										
TIF Project ID	0		<b>Total Value</b> 263,752	231,121		25,423	<b>Total Taxable</b>	24,423	2,257.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660002346	WILKINSON, J BINX			18	257,721	1000	24,423	2,257.00										
2024	2024-660002346	WILKINSON, J BINX			18	265,743	1000	24,424	2,257.00										
2023	2023-660002346	WILKINSON, J BINX			18	231,220	1000	24,423	2,237.00										
2022	2022-660002346	WILKINSON, J BINX			18	230,894	1000	24,398	2,259.00										
2021	2021-660002346	WILKINSON, J BINX			18	231,121	1000	24,423	2,157.00										
2020	2020-660002346	WILKINSON, J BINX			18	231,508	1000	23,998	2,197.00										
2019	2019-660002346	WILKINSON, J BINX			18	220,639	1000	23,270	2,155.00										
2018	2018-660002346	WILKINSON, J BINX			18	228,427	1000	24,127	2,229.00										
2017	2017-660002346	WILKINSON, J BINX			18	226,559	1000	23,884	2,191.00										
2016	2016-660002346	WILKINSON, J BINX			18	220,392	1000	23,160	2,171.00										
2015	2015-660002346	WILKINSON, J BINX			18	213,235	1000	22,456	2,022.00										
2014	2014-660002346	WILKINSON, J BINX			18	213,757	1000	21,798	2,021.00										
2013	2013-660002346	WILKINSON, J BINX			18	202,562	1000	21,134	1,934.00										




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Lot Data	Square-Foot - NBHD 2116 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 1.0121 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 44,087.00 x .87 = 38,565 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 38,565		 <p style="text-align: right; color: orange;">03/30/2023</p>

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	4 - Good
<b>Quality</b>	3.5 - Average
<b>Architecture</b>	
<b>Style</b>	100% 1 1/2 Story Finished
<b>Exterior Wall</b>	100% Frame, Stucco
<b>Base/Total Area</b>	1,470 / 1,998
<b>Style</b>	100% 1 1/2 Story Finished
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,470
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	440 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1984 / 25

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GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	258,286	129.27	Per SqFt

Direct Comparables	
<b>Selection Model</b>	A Adam Test
<b>Adjustment Model</b>	NewTest
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	95.80	<b>Total Misc Impr</b>	+	40,050			
<b>Roofing Adj</b>	+ 4.12	<b>Garage Cost</b>	+	18,106			
<b>Subfloor Adj</b>	+ -2.66	<b>Total RCN</b>	=	299,155			
<b>Heat/Cool Adj</b>	+ 14.47	<b>Depreciation ( 31%)</b>	-	92,738			
<b>Plumbing Adj</b>	+ 8.89	<b>Lump Sums</b>	+	2,018			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	208,435			
<b>Adj Base Cost</b>	= 120.62	<b>Lot Value</b>	+	38,565			
<b>Total Area</b>	x 1,998	<b>Indicated Value</b>	=	247,000			
<b>Adjusted Cost</b>	= 240,999	<b>Value Per SqFt</b>		123.62			

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	208,435		
<b>Lot Value</b>	38,565		
<b>Indicated Value</b>	247,000	123.62	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	16,752		
<b>Total Value</b>	263,752	132.01	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	6190	518		518	27.79		14,395
PRCH	SLAB PORCH - COVERED	6191	59x8		472	27.92		13,178
PATO	SLAB PORCH - OPEN	6192	39x16		624	9.69		6,047
WODO	WOOD DECK - OPEN	6194	24x6		144	28.03	50%	2,018



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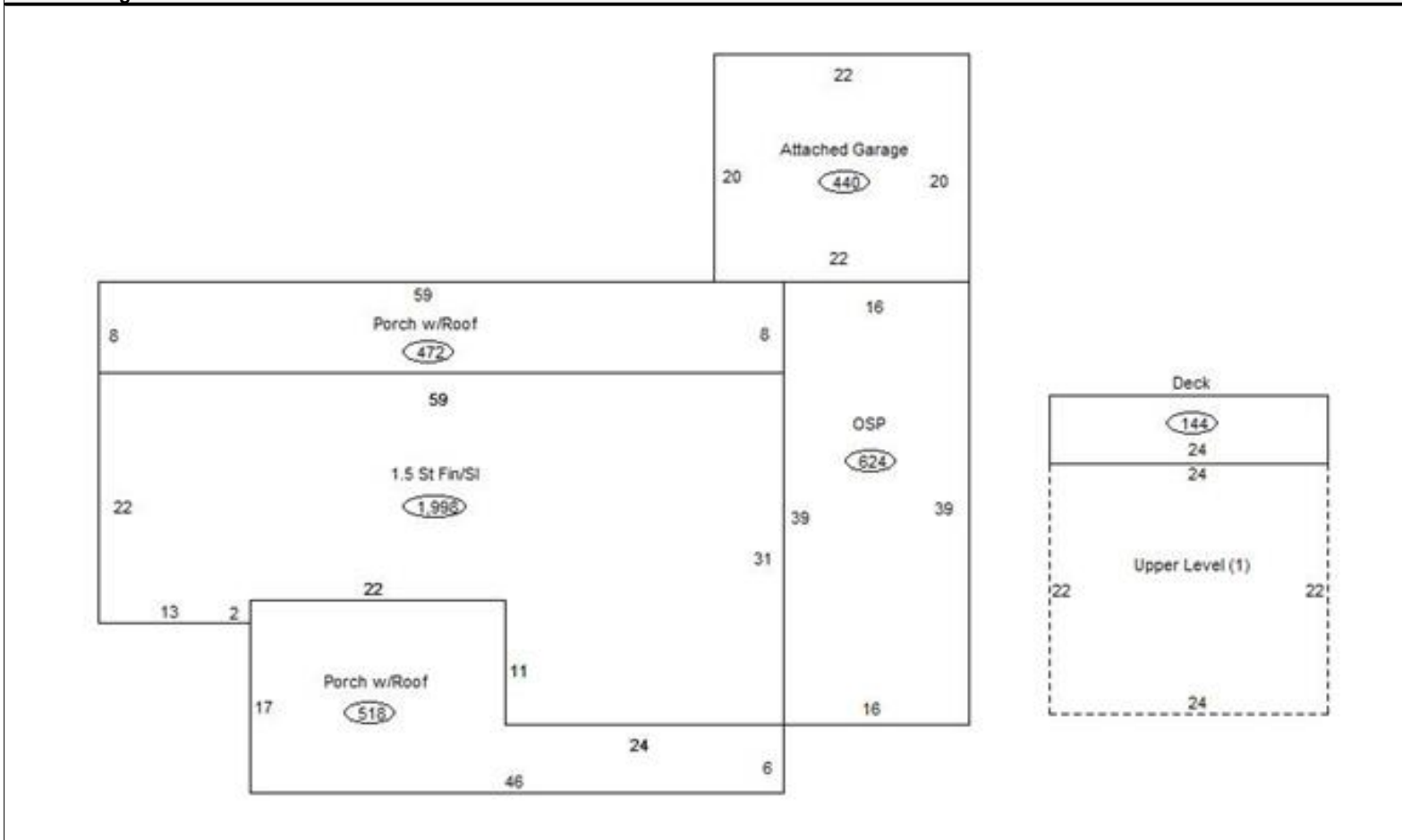
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### Sketch Image

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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	1,470	1.359	1,998
2	M	PRCH		13	SLBC	518	1.000	518
3	M	PRCH		13	SLBC	472	1.000	472
4	M	PATO		13	Open Slab	624	1.000	624
5	G	1		13	Attached Garage	440	1.000	440
6	M	WODO		13	WODO	144	1.000	144
7	U	^UL		13	Upper Level (1)	528	1.000	528
<b>Total Building Area</b>						<b>1,470</b>		<b>1,998</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			600
	Qual	3	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (27.92 x 600)		16,752		16,752	16,752
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x )					