



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 660003019 Parcel ID 000000-00-0-10365-001-0001 Cadastral ID 04-21-16-00090 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 305548 SANDERS, FLOSSIE L & TERRY W SANDERS & ANITA D WICKHAM 338 E 15TH ST CLAREMORE OK 74017-0000					<p>\\tsclient\T\TOMMY DUNLAP\New folder (163)\IMG_0017.JPG 4/3/2023</p>														
Parcel Location Situs 00338 E 15TH ST N Subdivision PATTERSON HEIGHTS Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 4 / 21 / 16 / 5 Neighborhood 1172 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																			
Legal Description Lat/Long: 36.32366794 -95.59707198					Building Permits														
LOT 1 LESS W 8.5' BLOCK 1 PATTERSON HEIGHTS					<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															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	2195/217	BLACKBURN, ROBERT LEE &	09/15/2011	102,000	YES										
					2190/902	BLACKBURN, THELMA E ESTATE	08/29/2011	0	4										
					857/311			62,000	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	0		Land Value 51,943	38,623	11%	4,249	Assessed	11,484	1,061.47										
Year Frozen	2012		Improvements 88,461	65,777		7,235	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-92.00										
TIF Project ID	0		Total Value 140,404	104,400		11,484	Total Taxable	10,484	969.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660003019	SANDERS, FLOSSIE L &			17	139,452	1000	10,484	969.00										
2024	2024-660003019	SANDERS, FLOSSIE L &			17	142,109	1000	10,484	969.00										
2023	2023-660003019	SANDERS, FLOSSIE L &			17	122,764	1000	10,484	960.00										
2022	2022-660003019	SANDERS, FLOSSIE L &			17	104,521	1000	10,484	971.00										
2021	2021-660003019	SANDERS, FLOSSIE L &			17	113,382	1000	10,484	926.00										
2020	2020-660003019	SANDERS, FLOSSIE L &			17	114,302	1000	10,484	960.00										
2019	2019-660003019	SANDERS, FLOSSIE L &			17	109,442	1000	10,484	971.00										
2018	2018-660003019	SANDERS, FLOSSIE L &			17	114,975	1000	10,484	969.00										
2017	2017-660003019	SANDERS, FLOSSIE L &			17	114,142	1000	10,484	963.00										
2016	2016-660003019	SANDERS, FLOSSIE L &			17	111,637	1000	10,484	984.00										
2015	2015-660003019	SANDERS, FLOSSIE L &			17	111,979	1000	10,484	946.00										
2014	2014-660003019	SANDERS, FLOSSIE L &			17	114,966	1000	10,484	972.00										
2013	2013-660003019	SANDERS, FLOSSIE L			17	110,150	1000	10,484	959.00										



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Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2316	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,086.00 x 5.15 = 51,943	
Factor Value		
Adjustments	1.0000	
Lot Value	51,943	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,286 / 1,286
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	525 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1964 / 47



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	138,480	107.68	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	7		
Indicated Value	168,660		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.43	Total Misc Impr	+	10,907			
Roofing Adj	+ 4.57	Garage Cost	+	14,259			
Subfloor Adj	+ 1.16	Total RCN	=	192,307			
Heat/Cool Adj	+ 11.47	Depreciation (54%)	-	103,846			
Plumbing Adj	+ 4.34	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	88,461			
Adj Base Cost	= 129.97	Lot Value	+	51,943			
Total Area	x 1,286	Indicated Value	=	140,404			
Adjusted Cost	= 167,141	Value Per SqFt		109.18			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	88,461		
Lot Value	51,943		
Indicated Value	140,404	109.18	Per SqFt
Agland Value			
Site Improvements			
Total Value	140,404	109.18	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	7603	19x9		171	23.68		4,049
PRCH	SLAB PORCH - COVERED	7604	12x5		60	24.08		1,445
CPDT	CARPORT - DETACHED	7605	24x21		504	10.74		5,413



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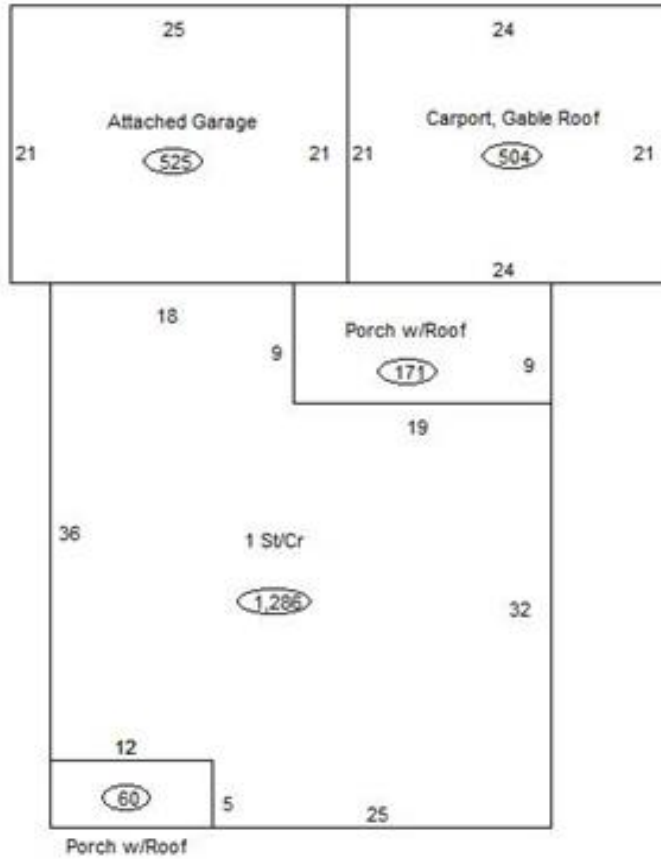
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Sketch Image

660003019



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,286	1.000	1,286
2	G	1		13	Attached Garage	525	1.000	525
3	M	PRCH		13	SLBC	171	1.000	171
4	M	PRCH		13	SLBC	60	1.000	60
5	G	3		13	Carport, Gable Roof	504	1.000	504
Total Building Area						1,286		1,286