




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 660003048 Parcel ID 000000-00-0-10365-003-0009 Cadastral ID 04-21-16-00380 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 303040 SUMTER, MEREDITH L 1405 N DOROTHY CLAREMORE OK 74017-0000 Parcel Location Situs 01405 N DOROTHY AVE Subdivision PATTERSON HEIGHTS Lot/Block 0009 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 4 / 21 / 16 / 5 Neighborhood 1172 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					 <p>\\tsclient\T\TOMMY DUNLAP\New folder (165)\IMG_0031.JPG 4/5/2023</p>														
Legal Description Lat/Long: 36.32229049 -95.59935344																			
LOT 9 BLOCK 3 PATTERSON HEIGHTS					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></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	2109/545 834/519	GARDNER, MARY SUE	06/14/2010	96,500	YES										
								51,500	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2011		Land Value 51,727	36,195	11%	3,981	Assessed	11,495	1,062.48										
Year Frozen	0		Improvements 73,063	68,306		7,514	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-92.00										
TIF Project ID	0		Total Value 124,790	104,501		11,495	Total Taxable	10,495	970.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660003048	SUMTER, MEREDITH L			17	122,695	1000	10,161	939.00										
2024	2024-660003048	SUMTER, MEREDITH L			17	124,590	1000	9,835	909.00										
2023	2023-660003048	SUMTER, MEREDITH L			17	109,194	1000	9,520	872.00										
2022	2022-660003048	SUMTER, MEREDITH L			17	92,849	1000	9,213	853.00										
2021	2021-660003048	SUMTER, MEREDITH L			17	90,637	1000	8,970	792.00										
2020	2020-660003048	SUMTER, MEREDITH L			17	90,626	1000	8,969	821.00										
2019	2019-660003048	SUMTER, MEREDITH L			17	88,043	1000	8,685	804.00										
2018	2018-660003048	SUMTER, MEREDITH L			17	93,964	0	10,336	955.00										
2017	2017-660003048	SUMTER, MEREDITH L			17	93,322	0	10,265	943.00										
2016	2016-660003048	SUMTER, MEREDITH L			17	91,408	0	10,055	944.00										
2015	2015-660003048	SUMTER, MEREDITH L			17	92,761	0	10,204	920.00										
2014	2014-660003048	SUMTER, MEREDITH L			17	95,324	0	10,247	950.00										
2013	2013-660003048	SUMTER, MEREDITH L			17	92,135	0	9,759	893.00										



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Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	12750	
Non-Ag Acres	0.2306	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,044.00 x 5.15 = 51,727	
Factor Value		
Adjustments	1.0000	
Lot Value	51,727	

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	10% Veneer, Masonry 90% Frame, Siding, Vinyl
Base/Total Area	1,264 / 1,264
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	312 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1958 / 51

Cost Approach				Manual : 01/2025			
Base Cost	102.09	Total Misc Impr	+ 3,895				
Roofing Adj	+ 4.69	Garage Cost	+ 9,828				
Subfloor Adj	+ 1.22	Total RCN	= 173,960				
Heat/Cool Adj	+ 11.47	Depreciation (58%)	- 100,897				
Plumbing Adj	+ 7.30	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 73,063				
Adj Base Cost	= 126.77	Lot Value	+ 51,727				
Total Area	x 1,264	Indicated Value	= 124,790				
Adjusted Cost	= 160,237	Value Per SqFt	98.73				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	113,302	89.64	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	142,540		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	73,063		
Lot Value	51,727		
Indicated Value	124,790	98.73	Per SqFt
Agland Value			
Site Improvements			
Total Value	124,790	98.73	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	7720	6x6		36	24.16		870
PATO	SLAB PORCH - OPEN	7721	368		368	8.22		3,025



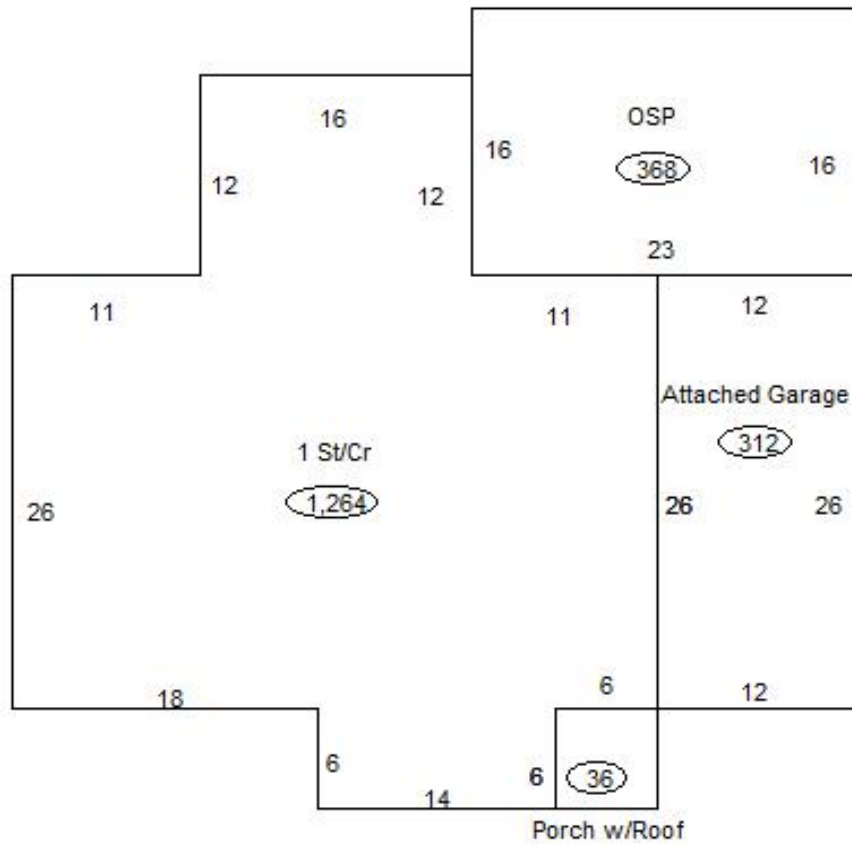
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,264	1.000	1,264
2	G	1		13	Attached Garage	312	1.000	312
3	M	PRCH		13	SLBC	36	1.000	36
4	M	PATO		13	Open Slab	368	1.000	368
Total Building Area						1,264		1,264



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						