



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:23:47
Page 1

Assessment Data					Primary Image									
Account	660003052													
Parcel ID	000000-00-0-10365-004-0002													
Cadastral ID	04-21-16-00420													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	266647													
BENNETT, DAVID RANDLE														
REVOCABLE LIVING TRUST														
1417 N LOUISVILLE AVE CLAREMORE OK 74017-0000														
Parcel Location														
Situs	01417 N LOUISVILLE AVE													
Subdivision	PATTERSON HEIGHTS													
Lot/Block	0002 / 0004	Parcel Size	1.5 - Lots											
Sec/Twn/Rng	4 / 21 / 16 / 5													
Neighborhood	1172 - R-V01-SW CLAREMORE													
School District	S001 - CLAREMORE SCHOOLS													
Legal Description														
Lat/Long: 36.32318374 -95.60038769														
LOT 1 & LOT 2 LESS S 27.5' BLOCK 4 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 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										
HV	Veteran	Yes	99,999	27,673										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
1413/605	POTTER, RACHEL EVELYN~TRUSTEE	09/30/2002	170,000	9										
828/565			120,000	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	2003	Land Value	80,251	65,625	11%	7,219	Assessed	27,673						
Year Frozen	0	Improvements	186,358	185,944		20,454	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	27,673						
TIF Project ID	0	Total Value	266,609	251,569		27,673	Total Taxable	0						
								0.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660003052	BENNETT, DAVID RANDLE	17	260,779	26867		.00							
2024	2024-660003052	BENNETT, DAVID RANDLE	17	269,242	26084		.00							
2023	2023-660003052	BENNETT, DAVID R & MARY JO	17	238,527	25324		.00							
2022	2022-660003052	BENNETT, DAVID R & MARY JO	17	223,518	24587		.00							
2021	2021-660003052	BENNETT, DAVID R & MARY JO	17	262,562	27000		.00							
2020	2020-660003052	BENNETT, DAVID R & MARY JO	17	258,204	26214		.00							
2019	2019-660003052	BENNETT, DAVID R & MARY JO	17	244,747	25450		.00							
2018	2018-660003052	BENNETT, DAVID R & MARY JO	17	249,223	24709		.00							
2017	2017-660003052	BENNETT, DAVID R & MARY JO	17	247,101	23990		.00							
2016	2016-660003052	BENNETT, DAVID R & MARY JO	17	240,578	23291		.00							
2015	2015-660003052	BENNETT, DAVID R & MARY JO	17	233,005	22612		.00							
2014	2014-660003052	BENNETT, DAVID R & MARY JO	17	237,545	21954		.00							
2013	2013-660003052	BENNETT, DAVID R & MARY JO	17	223,320	21314		.00							



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Date 04/17/2026
Time 03:23:47
Page 2

Lot Data		Square-Foot - NBHD 1172 #1		Primary Image				
Lot Size								
Lot Count	1							
Units Buildable	25500							
Non-Ag Acres	0.4251							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	18,519.00 x 4.33 = 80,251			\\tsclient\T\TOMMY DUNLAP\New folder (165)\IMG_0040.JPG 4/5/2023				
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	80,251			Gross Rent 0.00				
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	3 - Average			MRA Code 1 Test				
Quality	3.5 - Average			Adusted R 0.8445				
Architecture	R3 Res Nbhd 3			Indicated Value 284,796 109.41 Per SqFt				
Style	100% One Story			Direct Comparables				
Exterior Wall	100% Veneer, Masonry			Selection Model A Adam Test				
Base/Total Area	2,603 / 2,603			Adjustment Model 1 2022 Residential				
Style	100% One Story			Comparables 3				
HVAC	100% Warmed & Cooled Air			Indicated Value 350,730 Per SqFt				
Roof Cover	1 Composition Shingle			Value Reconciliation				
Area on Slab	2,603			Selected Approach Cost Approach				
Fixture/RghIn	10 /			Improvements 186,358				
Bed/F/H Bath	3 / 2.5 /			Lot Value 80,251				
Basement Area				Indicated Value 266,609 102.42 Per SqFt				
Garage Type	525 Attached Garage - Unfinished			Agland Value				
Remodel				Site Improvements				
Year/Eff Age	1966 / 45			Total Value 266,609 102.42 Total Value Per SqFt				
Cost Approach		Manual : 01/2025						
Base Cost	108.10	Total Misc Impr	+ 12,110					
Roofing Adj	+ 5.13	Garage Cost	+ 20,680					
Subfloor Adj	+ -3.35	Total RCN	= 372,716					
Heat/Cool Adj	+ 14.47	Depreciation (50%)	- 186,358					
Plumbing Adj	+ 6.24	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 186,358					
Adj Base Cost	= 130.59	Lot Value	+ 80,251					
Total Area	x 2,603	Indicated Value	= 266,609					
Adjusted Cost	= 339,926	Value Per SqFt	102.42					
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	7735		6x4	24	29.45		707
PRCH	SLAB PORCH - COVERED	144908		172	172	28.91		4,973



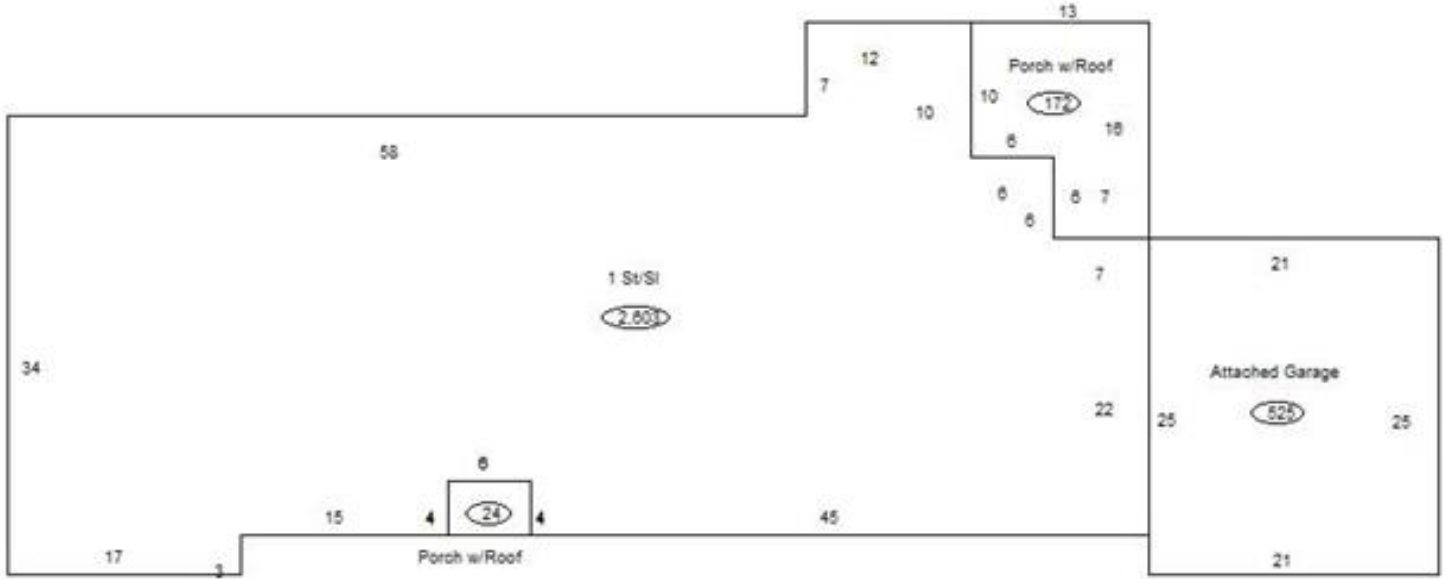
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Date 04/17/2026
 Time 03:23:47
 Page 3

Sketch Image

660003052



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,603	1.000	2,603
2	G	1		13	Attached Garage	525	1.000	525
3	M	PRCH		13	SLBC	24	1.000	24
4	M	PRCH		13	SLBC	172	1.000	172
Total Building Area						2,603		2,603



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Date 04/17/2026
Time 03:23:47
Page 4

660003052

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)						