




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image				
Account	660003092				 <p>\\tsclient\T\TOMMY DUNLAP\New folder (165)\IMG_0079.JPG 4/5/2023</p>				
Parcel ID	000000-00-0-10435-001-0005								
Cadastral ID	04-21-16-02740								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	267596								
JENSEN, DANIEL R									
230 E 17TH ST CLAREMORE OK 74017-0000									
Parcel Location									
Situs	00230 E 17TH ST N								
Subdivision	STONEGATE								
Lot/Block	0005 / 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: 36.32528238 -95.60208984									
Building Permits									
LOT 5 BLOCK 1 STONEGATE									
Exemptions									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	1097/121	CORNETT, CLINTON W	01/30/1998	84,500	Yes
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	1999	Land Value	55,764	28,507	11%	3,136	Assessed	10,830	1,001.02
Year Frozen	2005	Improvements	136,826	69,945		7,694	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00
TIF Project ID	0	Total Value	192,590	98,452		10,830	Total Taxable	9,830	909.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660003092	JENSEN, DANIEL R	17	188,039	1000	9,830	909.00		
2024	2024-660003092	JENSEN, DANIEL R	17	193,252	1000	9,830	908.00		
2023	2023-660003092	JENSEN, DANIEL R	17	166,288	1000	9,830	900.00		
2022	2022-660003092	JENSEN, DANIEL R	17	147,308	1000	9,830	910.00		
2021	2021-660003092	JENSEN, DANIEL R &	17	149,917	1000	9,830	868.00		
2020	2020-660003092	JENSEN, DANIEL R &	17	150,749	1000	9,829	900.00		
2019	2019-660003092	JENSEN, DANIEL R &	17	143,779	1000	9,830	910.00		
2018	2018-660003092	JENSEN, DANIEL R &	17	149,489	1000	9,829	908.00		
2017	2017-660003092	JENSEN, DANIEL R &	17	148,303	1000	9,830	903.00		
2016	2016-660003092	JENSEN, DANIEL R &	17	144,810	1000	9,830	923.00		
2015	2015-660003092	JENSEN, DANIEL R &	17	141,988	1000	9,830	887.00		
2014	2014-660003092	JENSEN, DANIEL R &	17	143,068	1000	9,830	912.00		
2013	2013-660003092	JENSEN, DANIEL R &	17	137,043	1000	9,830	900.00		



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Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 15750 Non-Ag Acres 0.2486 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 10,828.00 x 5.15 = 55,764 Factor Value Adjustments 1.0000 Lot Value 55,764		<p>\\tsclient\T\TOMMY DUNLAP\New folder (165)\IMG_0079.JPG 4/5/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,706 / 1,706
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,706
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	475 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1974 / 39

Cost Approach				Manual : 01/2025			
Base Cost	111.17	Total Misc Impr	+ 11,004				
Roofing Adj	+ 4.86	Garage Cost	+ 15,309				
Subfloor Adj	+ -2.31	Total RCN	= 253,382				
Heat/Cool Adj	+ 12.64	Depreciation (46%)	- 116,556				
Plumbing Adj	+ 6.74	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 136,826				
Adj Base Cost	= 133.10	Lot Value	+ 55,764				
Total Area	x 1,706	Indicated Value	= 192,590				
Adjusted Cost	= 227,069	Value Per SqFt	112.89				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	189,246	110.93	Per SqFt

Direct Comparables			
Selection Model	A Adam Test		
Adjustment Model	1 2022 Residential		
Comparables	8		
Indicated Value	199,250		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	136,826		
Lot Value	55,764		
Indicated Value	192,590	112.89	Per SqFt
Agland Value			
Site Improvements			
Total Value	192,590	112.89	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	5,615.40	5,615
PRCH	SLAB PORCH - COVERED	7808	6x4		24	26.85	644
PRCH	SLAB PORCH - COVERED	7809	18x10		180	26.36	4,745



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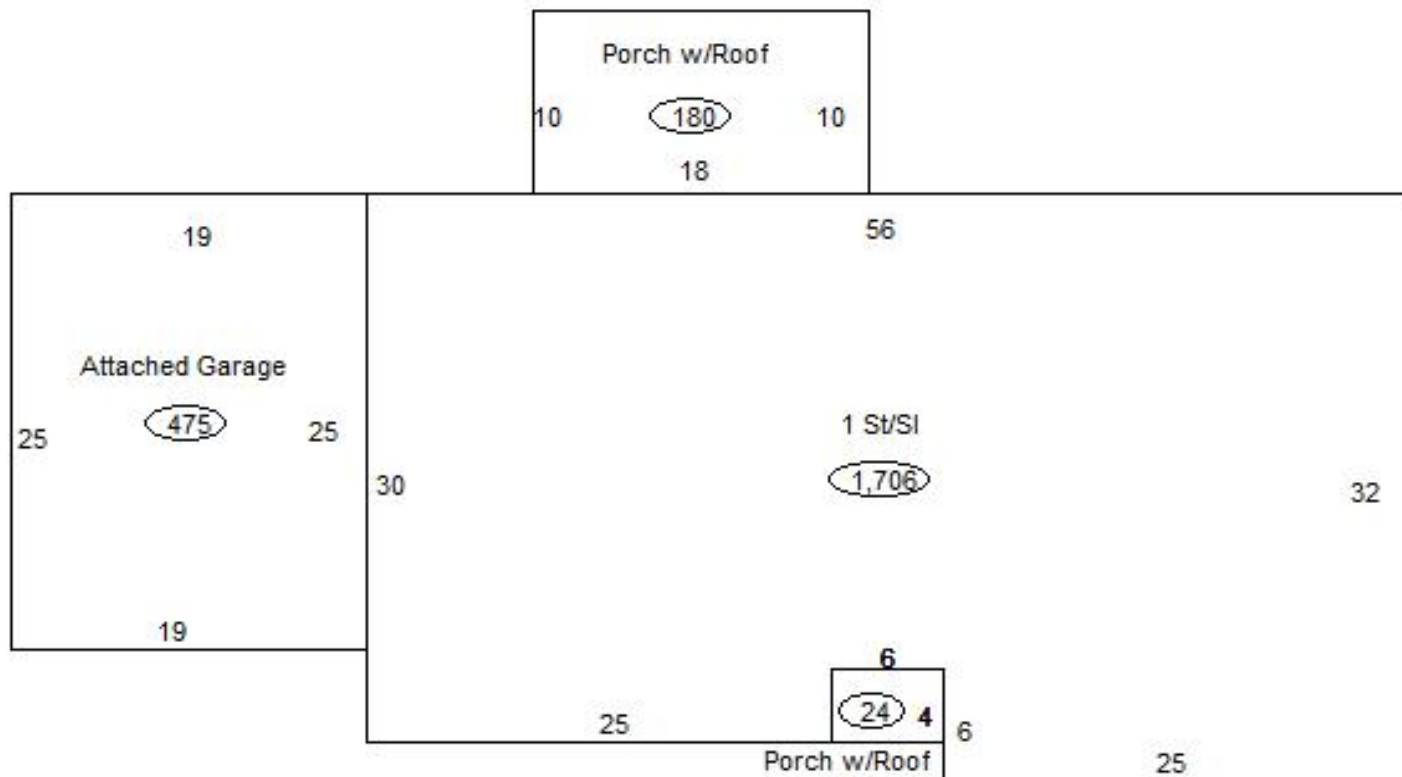
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Sketch Image

660003092



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,706	1.000	1,706
2	G	1		13	Attached Garage	475	1.000	475
3	M	PRCH		13	SLBC	24	1.000	24
4	M	PRCH		13	SLBC	180	1.000	180
Total Building Area						1,706		1,706