



# 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> 660003096 <b>Parcel ID</b> 000000-00-0-10435-001-0009 <b>Cadastral ID</b> 04-21-16-02780 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 335377 SIMONES, KATHERINE A  222 E 17TH ST CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00222 E 17TH ST N <b>Subdivision</b> STONEGATE <b>Lot/Block</b> 0009 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 4 / 21 / 16 / 5 <b>Neighborhood</b> 1172 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (165)\IMG_0072.JPG 4/5/2023</p>														
<b>Legal Description</b> Lot/Long: 36.32534040 -95.60350950																			
LOT 9 BLOCK 1 STONEGATE					<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	/	JEFF CAMPBELL CONSTRUCTION LLC	07/28/2021	250,000	YES										
H	Homestead	No	1,000		/	MCGOWAN, DELOIS G	03/31/2021	104,000	15										
PD	Add-Homestead	No	1,000		2107/840	MOORE, DONNA JEAN &	06/09/2010	0	4										
					1551/822	RATHER, BUFORD K (MRS)	12/22/2003	0	4										
<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>										
<b>Remove Cap</b>	2022		<b>Land Value</b>	60,317	59,766	11%	6,574	<b>Assessed</b>	22,968										
<b>Year Frozen</b>	2013		<b>Improvements</b>	149,615	149,040		16,394	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000										
<b>TIF Project ID</b>	0		<b>Total Value</b>	209,932	208,806		22,968	<b>Total Taxable</b>	21,968										
<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	2025-660003096	SIMONES, KATHERINE A			17	205,025	1000	21,300	1,969.00										
2024	2024-660003096	SIMONES, KATHERINE A			17	196,821	1000	20,650	1,908.00										
2023	2023-660003096	SIMONES, KATHERINE A			17	250,000	1000	26,500	2,427.00										
2022	2022-660003096	SIMONES, KATHERINE A			17	250,000	1000	26,500	2,453.00										
2021	2021-660003096	SIMONES, KATHERINE A			17	150,337	2000	12,775	1,128.00										
2020	2020-660003096	MCGOWAN, DELOIS G			17	151,420	2000	12,775	1,170.00										
2019	2019-660003096	MCGOWAN, DELOIS G			17	144,733	2000	12,775	1,183.00										
2018	2018-660003096	MCGOWAN, DELOIS G			17	150,496	2000	12,775	1,180.00										
2017	2017-660003096	MCGOWAN, DELOIS G			17	149,289	2000	12,775	1,173.00										
2016	2016-660003096	MCGOWAN, DELOIS G			17	145,775	2000	12,775	1,199.00										
2015	2015-660003096	MCGOWAN, DELOIS G			17	144,580	2000	12,775	1,152.00										
2014	2014-660003096	MCGOWAN, DELOIS G			17	147,169	2000	12,775	1,185.00										
2013	2013-660003096	MCGOWAN, DELOIS G			17	139,310	2000	12,775	1,169.00										



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Lot Data		Square-Foot - NBHD 1172 #1	
Lot Size			
Lot Count	1		
Units Buildable	15750		
Non-Ag Acres	0.2689		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	11,712.00 x 5.15 = 60,317		
Factor Value			
Adjustments	1.0000		
Lot Value	60,317		



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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	1,924 / 1,924
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,924
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	564 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1974 / 39

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	213,248	110.84	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	216,530		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.38	Total Misc Impr	+ 10,406
Roofing Adj	+ 4.74	Garage Cost	+ 17,501
Subfloor Adj	+ -2.23	Total RCN	= 277,065
Heat/Cool Adj	+ 12.64	Depreciation ( 46%)	- 127,450
Plumbing Adj	+ 5.97	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 149,615
Adj Base Cost	= 129.50	Lot Value	+ 60,317
Total Area	x 1,924	Indicated Value	= 209,932
Adjusted Cost	= 249,158	Value Per SqFt	109.11

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	149,615		
Lot Value	60,317		
Indicated Value	209,932	109.11	Per SqFt
Agland Value			
Site Improvements			
Total Value	209,932	109.11	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	7826		40	40	26.80		1,072
EPSW	ENCLOSED PORCH - SOLID WALL	7827	6x4		24	70.61		1,695
PATO	SLAB PORCH - OPEN	7828	19x10		190	10.65		2,024



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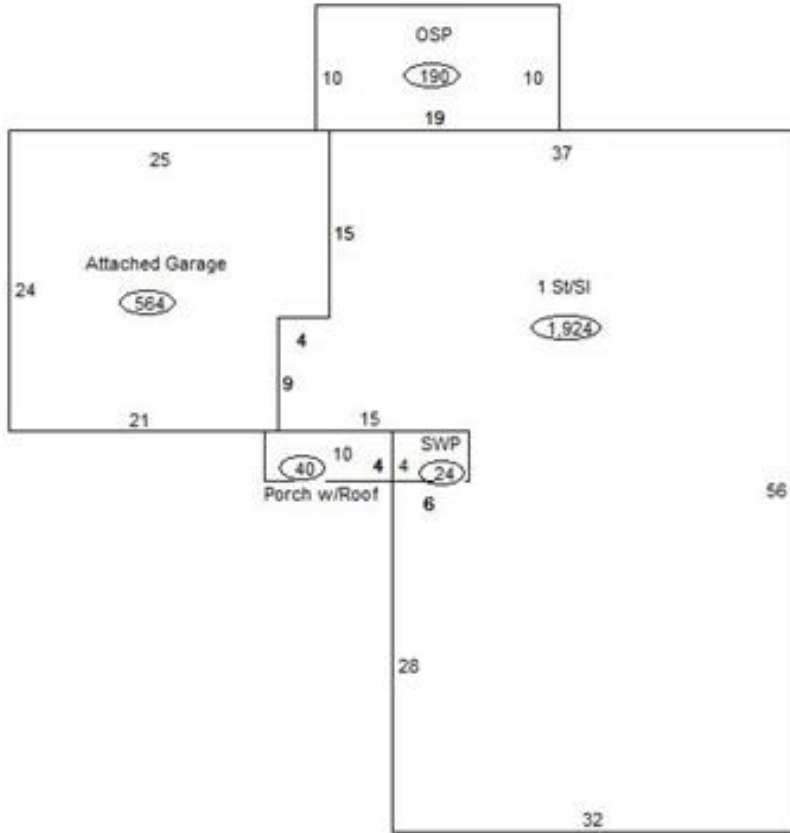
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,924	1.000	1,924
2	G	1		13	Attached Garage	564	1.000	564
3	M	PRCH		13	SLBC	40	1.000	40
4	M	EPSW		13	EPSW	24	1.000	24
5	M	PATO		13	Open Slab	190	1.000	190
<b>Total Building Area</b>						1,924		1,924