



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 660003121 Parcel ID 000000-00-0-10435-004-0014 Cadastral ID 04-21-16-03030 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 342845 BAUGH, BARBARA ANN 1506 N CHOCTAW AVE CLAREMORE OK 74017-0000 Parcel Location Situs 01506 N CHOCTAW AVE Subdivision STONEGATE Lot/Block 0014 / 0004 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 (166)\IMG_0076.JPG 4/6/2023</p>																																		
Legal Description Lot/Long: 36.32430264 -95.60191558																																							
LOT 14 BLOCK 4 STONEGATE					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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <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	No	1,000		/	GLOVER, SARAH L	10/02/2023	265,000	YES																														
					/	KAJIS INC	07/22/2021	240,000	YES																														
					/	SEC OF HUD	03/29/2021	0	3																														
					/	US BANK NA	10/20/2020	0	3																														
					/	BLAND, RICHARD M & CYNTHIA A	10/01/2020	0	10																														
					2482/421	BAGBY, JOHN M & DELLA I	06/26/2015	133,500	YES																														
Parcel Valuation																																							
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																														
Remove Cap	2024		Land Value	69,408	69,408	11%	7,635	Assessed	28,501																														
Year Frozen	0		Improvements	189,688	189,688		20,866	Penalty	0																														
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0																														
TIF Project ID	0		Total Value	259,096	259,096		28,501	Total Taxable	28,501																														
Assessment History																																							
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																														
2025	2025-660003121	BAUGH, BARBARA ANN			17	257,801	0	28,358	2,621.00																														
2024	2024-660003121	BAUGH, BARBARA ANN			17	266,051	0	29,266	2,705.00																														
2023	2023-660003121	GLOVER, SARAH L			17	240,000	0	26,400	2,418.00																														
2022	2022-660003121	RAY, TERRY MARKUS &			17	240,000	0	26,400	2,444.00																														
2021	2021-660003121	RAY, TERRY MARKUS &			17	135,885	0	14,947	1,320.00																														
2020	2020-660003121	BLAND, RICHARD M & CYNTHIA A			17	137,468	0	15,121	1,385.00																														
2019	2019-660003121	BLAND, RICHARD M & CYNTHIA A			17	132,342	0	14,558	1,348.00																														
2018	2018-660003121	BLAND, RICHARD M & CYNTHIA A			17	138,571	0	15,243	1,408.00																														
2017	2017-660003121	BLAND, RICHARD M & CYNTHIA A			17	137,503	0	15,125	1,389.00																														
2016	2016-660003121	BLAND, RICHARD M & CYNTHIA A			17	134,332	0	14,777	1,387.00																														
2015	2015-660003121	BLAND, RICHARD M & CYNTHIA A			17	147,603	1000	15,236	1,374.00																														
2014	2014-660003121	BAGBY, JOHN M & DELLA I			17	151,877	1000	15,068	1,397.00																														
2013	2013-660003121	BAGBY, JOHN M & DELLA I			17	144,150	1000	14,600	1,336.00																														



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Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 15750 Non-Ag Acres 0.2813 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 12,252.00 x 5.15 = 63,098 Factor Value Adjustments 1.1000 Lot Value 69,408		

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	2,009 / 2,009
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,009
Fixture/RghIn	10 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	529 Attached Garage - Unfinished 2 Stalls
Remodel	PARTIAL -
Year/Eff Age	1972 / 28

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	214,608	106.82	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	218,400		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.38	Total Misc Impr	+	14,844			
Roofing Adj	+ 4.69	Garage Cost	+	16,658			
Subfloor Adj	+ -2.19	Total RCN	=	291,828			
Heat/Cool Adj	+ 12.64	Depreciation (35%)	-	102,140			
Plumbing Adj	+ 7.06	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	189,688			
Adj Base Cost	= 129.58	Lot Value	+	69,408			
Total Area	x 2,009	Indicated Value	=	259,096			
Adjusted Cost	= 260,326	Value Per SqFt		128.97			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	189,688		
Lot Value	69,408		
Indicated Value	259,096	128.97	Per SqFt
Agland Value			
Site Improvements			
Total Value	259,096	128.97	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	7928	29x6		174	26.39		4,592
PATO	SLAB PORCH - OPEN	7929	319		319	8.82		2,814
PATO	SLAB PORCH - OPEN	7930	14x12		168	10.85		1,823



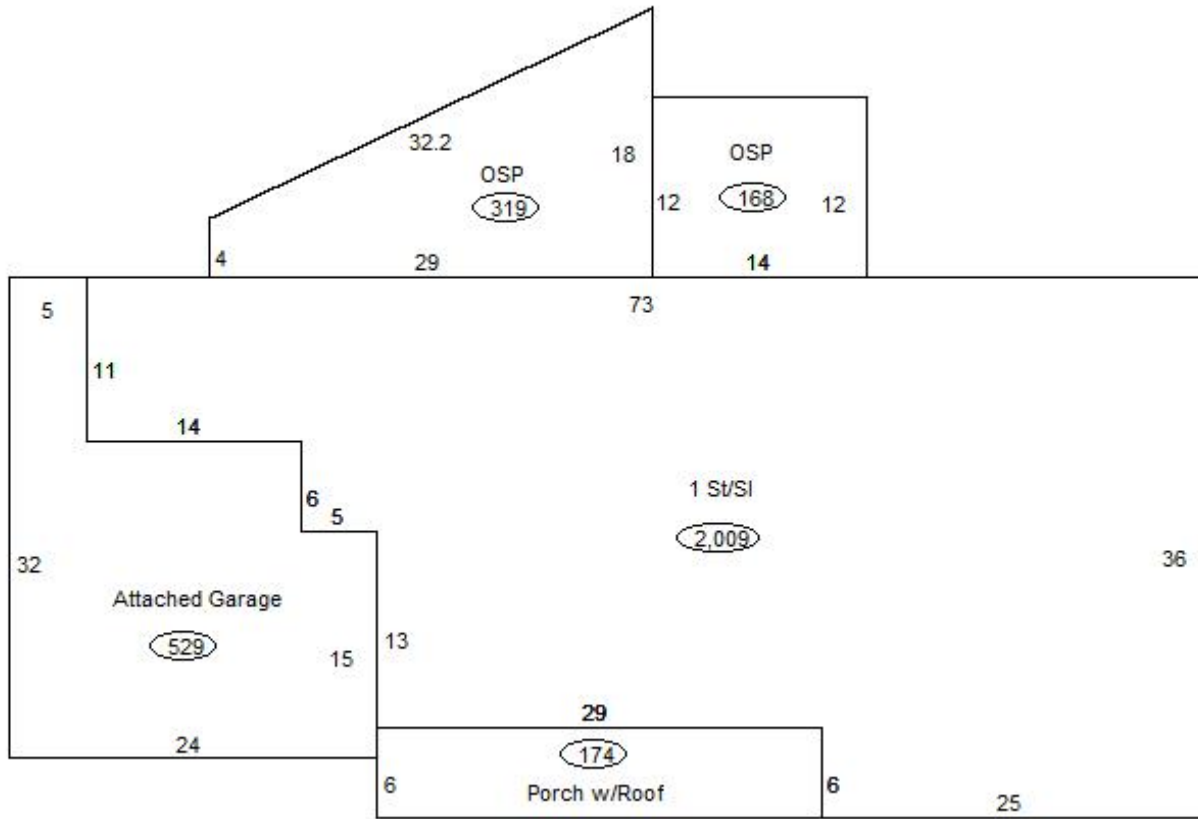
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Sketch Image

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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	2,009	1.000	2,009
2	G	1		13	Attached Garage	529	1.000	529
3	M	PRCH		13	SLBC	174	1.000	174
4	M	PATO		13	Open Slab	319	1.000	319
5	M	PATO		13	Open Slab	168	1.000	168
Total Building Area						2,009		2,009



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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)					
	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)					