



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 660003153 Parcel ID 000000-00-0-10205-001-0002 Cadastral ID 04-21-16-03350 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 320791 SEAY, STEPHEN CHRISTOPHER 1225 N CHERRINGTON AVE CLAREMORE OK 74017-0000 Parcel Location Situs 01225 CHERRINGTON Subdivision JAYCEE Lot/Block 0002 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 4 / 21 / 16 / 5 Neighborhood 1162 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (167)\IMG_0042.JPG 4/10/2023</p>														
Legal Description Lot/Long: 36.32326107 -95.60667754																			
LOT 2 BLOCK 1 JAYCEE					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	No	1,000		2615/96	HAAS, RACHEL N	03/01/2017	41,000	4										
					2317/304	FITCH, MICHAEL	04/05/2013	50,000	YES										
					2216/885	FITCH, MICHAEL E	01/03/2012	0	4										
					1199/346	SMITH, KATHLEEN B &	10/21/1999	61,500	Yes										
					871/598		01/21/1992	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap			Land Value 53,988	38,990	11%	4,289	Assessed	9,953	919.96										
Year Frozen	0		Improvements 51,487	51,487		5,664	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 105,475	90,477		9,953	Total Taxable	9,953	920.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660003153	SEAY, STEPHEN CHRISTOPHER			17	104,022	0	9,479	876.00										
2024	2024-660003153	SEAY, STEPHEN CHRISTOPHER			17	101,541	0	9,028	834.00										
2023	2023-660003153	SEAY, STEPHEN CHRISTOPHER			17	90,361	0	8,598	788.00										
2022	2022-660003153	SEAY, STEPHEN CHRISTOPHER			17	74,438	0	8,188	758.00										
2021	2021-660003153	SEAY, STEPHEN CHRISTOPHER			17	73,784	0	8,116	717.00										
2020	2020-660003153	SEAY, STEPHEN CHRISTOPHER			17	73,762	0	8,114	743.00										
2019	2019-660003153	SEAY, STEPHEN CHRISTOPHER			17	71,131	0	7,824	725.00										
2018	2018-660003153	SEAY, STEPHEN CHRISTOPHER			17	75,674	0	8,324	769.00										
2017	2017-660003153	SEAY, STEPHEN CHRISTOPHER			17	75,216	1000	7,274	668.00										
2016	2016-660003153	HAAS, RACHEL N			17	73,769	1000	7,115	668.00										
2015	2015-660003153	HAAS, RACHEL N			17	72,623	1000	6,989	630.00										
2014	2014-660003153	HAAS, RACHEL N			17	74,561	1000	7,202	668.00										
2013	2013-660003153	HAAS, RACHEL N			17	77,686	0	7,516	688.00										



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Lot Data		Square-Foot - NBHD 1162 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2274		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	9,906.00 x 5.45 = 53,988		
Factor Value			
Adjustments	1.0000		
Lot Value	53,988		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Frame, Siding, Metal 10% Veneer, Masonry
Base/Total Area	1,008 / 1,008
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	336 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1958 / 51

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	87,375 86.68 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	115,530 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	51,487
Lot Value	53,988
Indicated Value	105,475 104.64 Per SqFt
Agland Value	
Site Improvements	
Total Value	105,475 104.64 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	96.30	Total Misc Impr	+ 594
Roofing Adj	+ 4.30	Garage Cost	+ 8,766
Subfloor Adj	+ 2.54	Total RCN	= 128,717
Heat/Cool Adj	+ 10.30	Depreciation (60%)	- 77,230
Plumbing Adj	+ 4.97	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 51,487
Adj Base Cost	= 118.41	Lot Value	+ 53,988
Total Area	x 1,008	Indicated Value	= 105,475
Adjusted Cost	= 119,357	Value Per SqFt	104.64

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	8056	7x4		28	21.20		594



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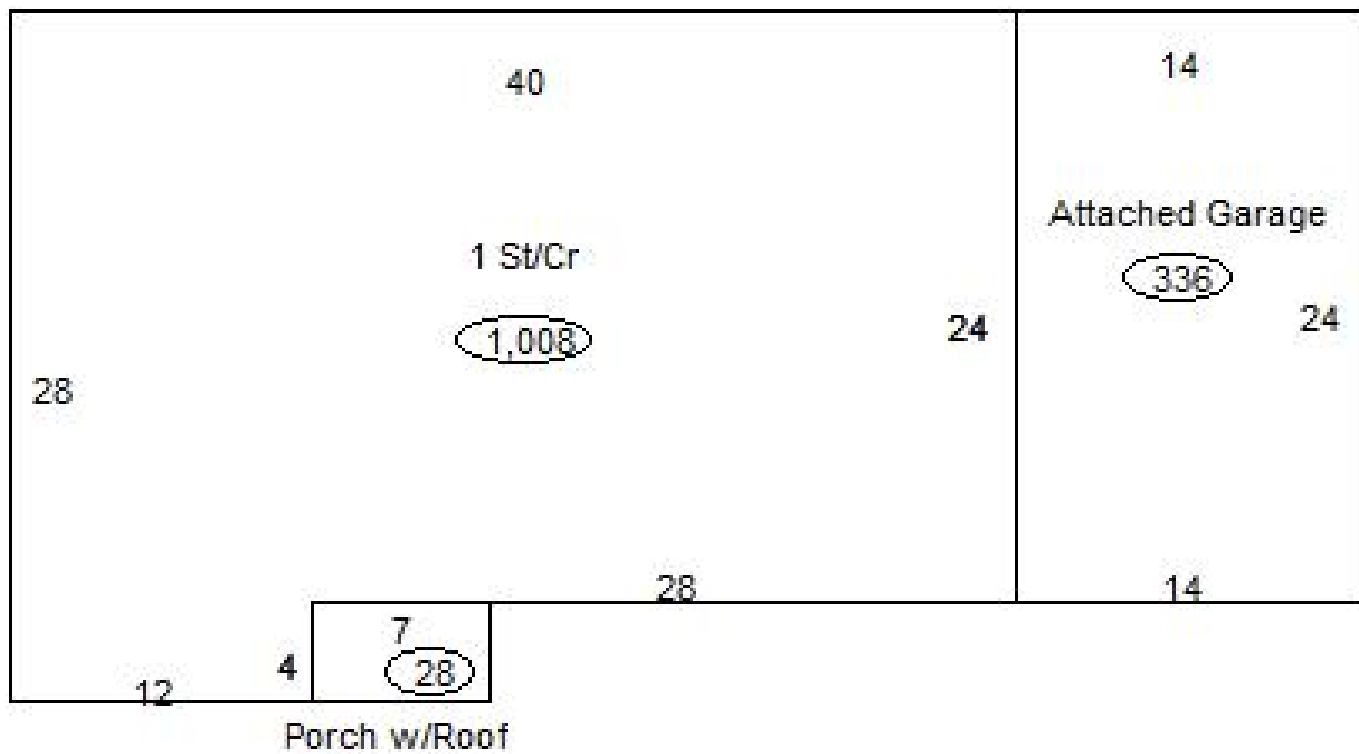
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Sketch Image

660003153



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,008	1.000	1,008
2	G	1		13	Attached Garage	336	1.000	336
3	M	PRCH		13	SLBC	28	1.000	28
Total Building Area						1,008		1,008