



# 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> 660003162 <b>Parcel ID</b> 000000-00-0-10205-001-0011 <b>Cadastral ID</b> 04-21-16-03440 <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> 347842 CARRELL, MATTHEW  1222 N CHEROKEE AVE CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 01222 N CHEROKEE AVE <b>Subdivision</b> JAYCEE <b>Lot/Block</b> 0011 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 4 / 21 / 16 / 5 <b>Neighborhood</b> 1162 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (167)\IMG_0048.JPG 4/10/2023</p>														
<b>Legal Description</b> Lot/Long: 36.32304735 -95.60710343																			
LOT 11 BLOCK 1 JAYCEE					<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	/	CARRELL, JERRY	08/04/2025	0	4										
H	Homestead	No	1,000		1222/715	LOSHBAUGH, CLEO DEAN &-BILLIE J	03/31/2000	71,000	Yes										
					1216/238	LOSHBAUGH, CLEO DEAN	02/25/2000	0	No										
					878/819		04/09/1992	0	No										
<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>	2001		<b>Land Value</b>	55,252	42,906	11%	4,720	<b>Assessed</b>	12,581										
<b>Year Frozen</b>	2023		<b>Improvements</b>	94,945	71,464		7,861	<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>	150,197	114,370		12,581	<b>Total Taxable</b>	11,581										
<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	2025-660003162	CARRELL, MATTHEW			17	147,281	1000	11,214	1,037.00										
2024	2024-660003162	CARRELL, JERRY			17	147,644	1000	11,214	1,036.00										
2023	2023-660003162	CARRELL, JERRY			17	128,354	1000	11,214	1,027.00										
2022	2022-660003162	CARRELL, JERRY			17	107,805	1000	10,859	1,005.00										
2021	2021-660003162	CARRELL, JERRY			17	110,570	1000	11,163	986.00										
2020	2020-660003162	CARRELL, JERRY			17	113,354	1000	11,285	1,033.00										
2019	2019-660003162	CARRELL, JERRY			17	108,429	1000	10,927	1,012.00										
2018	2018-660003162	CARRELL, JERRY			17	114,679	1000	11,240	1,039.00										
2017	2017-660003162	CARRELL, JERRY			17	113,828	1000	10,883	999.00										
2016	2016-660003162	CARRELL, JERRY			17	111,249	1000	10,537	989.00										
2015	2015-660003162	CARRELL, JERRY			17	101,829	1000	10,201	920.00										
2014	2014-660003162	CARRELL, JERRY			17	105,104	1000	10,232	949.00										
2013	2013-660003162	CARRELL, JERRY			17	101,957	1000	9,905	906.00										




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Lot Data	Square-Foot - NBHD 1162 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2327	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,138.00 x 5.45 = 55,252	
Factor Value		
Adjustments	1.0000	
Lot Value	55,252	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,480 / 1,480
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	432 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1962 / 48

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	140,448	94.90	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	170,590		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.65	Total Misc Impr	+	8,076			
Roofing Adj	+ 4.43	Garage Cost	+	12,334			
Subfloor Adj	+ 1.17	Total RCN	=	210,990			
Heat/Cool Adj	+ 11.47	Depreciation ( 55%)	-	116,045			
Plumbing Adj	+ 7.05	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	94,945			
Adj Base Cost	= 128.77	Lot Value	+	55,252			
Total Area	x 1,480	Indicated Value	=	150,197			
Adjusted Cost	= 190,580	Value Per SqFt		101.48			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	94,945		
Lot Value	55,252		
Indicated Value	150,197	101.48	Per SqFt
Agland Value			
Site Improvements			
Total Value	150,197	101.48	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	8085	200		200	26.05		5,210
PRCH	SLAB PORCH - COVERED	8086	20x6		120	23.88		2,866



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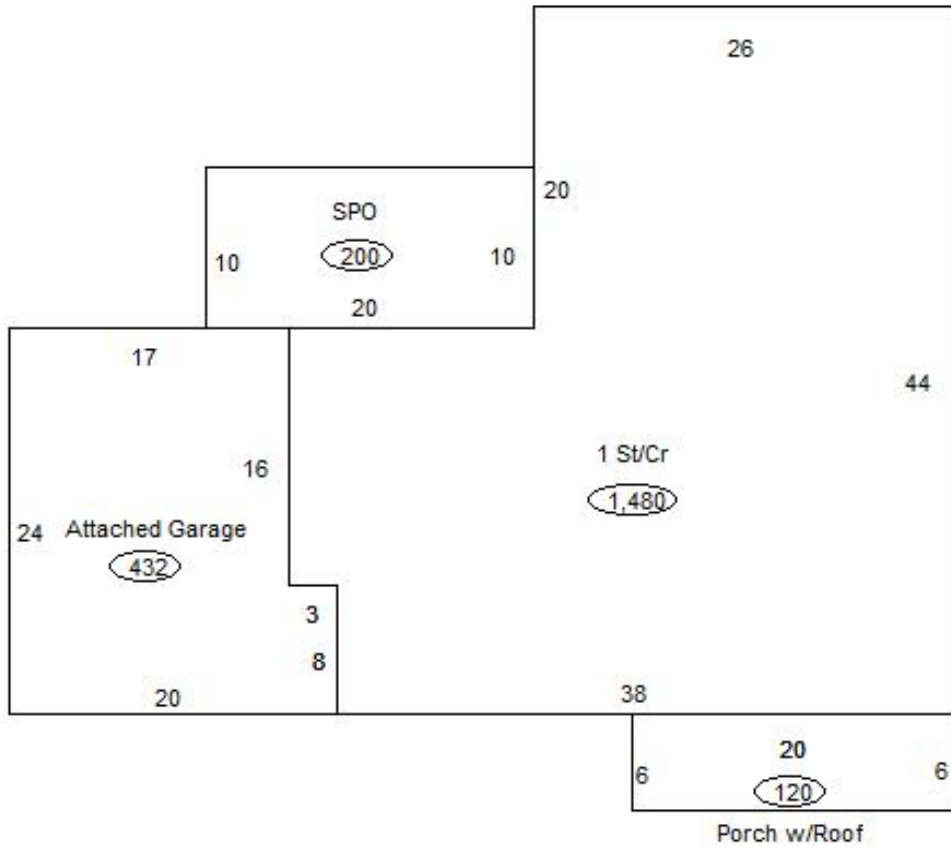
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### Sketch Image

660003162



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,480	1.000	1,480
2	G	1		13	Attached Garage	432	1.000	432
3	M	EPKS		13	Screen Porch	200	1.000	200
4	M	PRCH		13	SLBC	120	1.000	120
<b>Total Building Area</b>						<b>1,480</b>		<b>1,480</b>