



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 660003326 Parcel ID 22N16E-04-3-00000-000-0000 Cadastral ID 04-22-16-00800 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 36154 EVANS, O D JR 12441 E 420 RD CLAREMORE OK 74017-0000 Parcel Location Situs 12441 E 420 RD Subdivision Lot/Block / Parcel Size .5 - Acres Sec/Twn/Rng 4 / 22 / 16 / 3 Neighborhood 6040 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-11-30\IMG_00' 11/30/2023</p>				
Legal Description Lat/Long: 36.40907431 -95.60606003									
E 98' S 208.72' SE SE SW					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000					
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax
Remove Cap	0	Land Value	11,860	5,206	11%	573	Assessed	2,977	304.64
Year Frozen	2013	Improvements	49,795	21,856		2,404	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-89.00
TIF Project ID	0	Total Value	61,655	27,062		2,977	Total Taxable	1,977	216.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660003326	EVANS, O D JR			11	59,436	1000	1,977	217.00
2024	2024-660003326	EVANS, O D JR			11	63,039	1000	1,977	217.00
2023	2023-660003326	EVANS, O D JR			11	51,907	1000	1,977	221.00
2022	2022-660003326	EVANS, O D JR			11	52,962	1000	1,977	222.00
2021	2021-660003326	EVANS, O D JR			11	52,072	1000	1,977	214.00
2020	2020-660003326	EVANS, O D JR			11	51,285	1000	1,976	222.00
2019	2019-660003326	EVANS, O D JR			11	50,385	1000	1,977	219.00
2018	2018-660003326	EVANS, O D JR			11	53,609	1000	1,977	221.00
2017	2017-660003326	EVANS, O D JR			11	53,190	1000	1,977	215.00
2016	2016-660003326	EVANS, O D JR			11	51,857	1000	1,977	218.00
2015	2015-660003326	EVANS, O D JR			11	50,862	1000	1,977	218.00
2014	2014-660003326	EVANS, O D JR			11	51,244	1000	1,977	217.00
2013	2013-660003326	EVANS, O D JR			11	49,357	1000	1,977	213.00



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Lot Data		Square-Foot - NBHD 6040 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.495		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	21,564.00 x .55 = 11,860		
Factor Value			
Adjustments	1.0000		
Lot Value	11,860		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	952 / 952
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1961 / 49

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	56,968 59.84 Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	95.80	Total Misc Impr	+ 5,424
Roofing Adj	+ 5.03	Garage Cost	+ 0
Subfloor Adj	+ 2.45	Total RCN	= 118,560
Heat/Cool Adj	+ 10.30	Depreciation (58%)	- 68,765
Plumbing Adj	+ 5.26	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 49,795
Adj Base Cost	= 118.84	Lot Value	+ 11,860
Total Area	x 952	Indicated Value	= 61,655
Adjusted Cost	= 113,136	Value Per SqFt	64.76

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	49,795
Lot Value	11,860
Indicated Value	61,655 64.76 Per SqFt
Agland Value	
Site Improvements	
Total Value	61,655 64.76 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	8394	8x5		40	21.17	847
FPR1	Fireplace - Residential 1 Story			1	1	4,576.55	4,577



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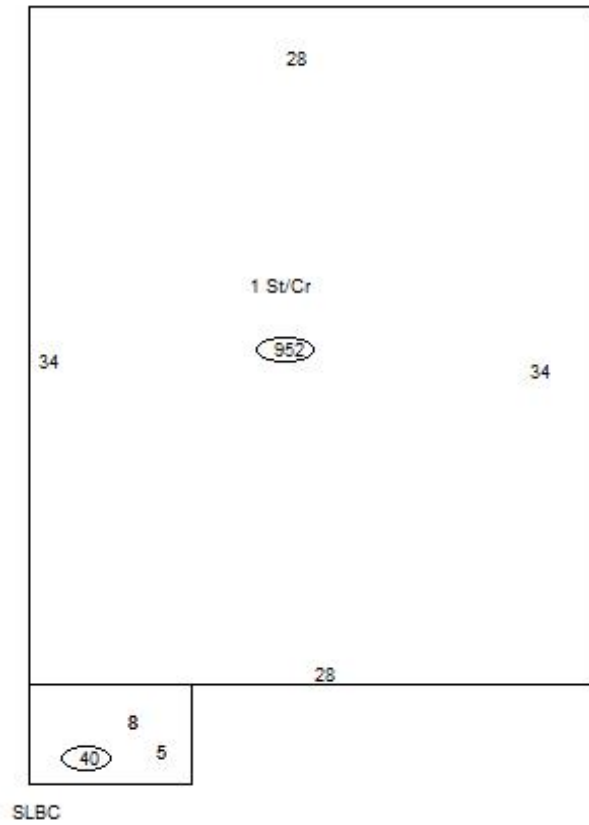
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Sketch Image

660003326



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	952	1.000	952
2	M	PRCH		10	SLBC	40	1.000	40
Total Building Area						952		952