Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account 660003345
Parcel ID 22N17E-04-2-00000-000-0000
Cadastral ID 04-22-17-01600
Property Type REAL - Real Property
Property Class RR **VI Area** 2
Tax Area 70 - FOYIL RURAL/FOYIL FIRE
Name ID 324303

YANG, DAVID &
TONY NENYE YANG

13501 S 4210 RD
CLAREMORE OK 74017-0000

Parcel Location

Situs 13501 S 4210 RD
Subdivision
Lot/Block / **Parcel Size** 2.33 - Acres
Sec/Twn/Rng 4 / 22 / 17 / 2
Neighborhood 4070 - FOYIL SEQUOYAH AREA
School District S007 - FOYIL SCHOOLS

Primary Image

\\tsclient\T\CASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/29/2020

Legal Description

Lat/Long: 36.41628364 -95.50616806

S 156.4' W 650' SW SW NW

Building Permits

Number	Description	Opened	Closed	Amount

Exemptions

Code	Type	Active	Maximum	Exemption
H	Homestead	No	1,000	

Sale History

Bk/Pg	Grantor	Date	Price	Code
2705/80	FEDERAL HOME LOAN MORTGAGE	04/03/2018	22,000	3
2674/207	SULLIVAN, DIANA KAY	11/01/2017	0	10
1106/297	WORLEY, DEBORAH L	04/06/1998	56,500	Yes

Parcel Valuation

Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.660	Current Tax
Remove Cap	2019	Land Value	48,970	43,793	11%	4,817	Assessed	7,413	753.61
Year Frozen	0	Improvements	11,838	7,068		777	Penalty	0	
Uncapped Value	0	Mobile Home	34,269	16,538		1,819	Exemption	0	0.00
TIF Project ID	0	Total Value	95,077	67,399		7,413	Total Taxable	7,413	754.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660003345	YANG, DAVID &	70	94,959	0	7,061	718.00
2024	2024-660003345	YANG, DAVID &	70	71,620	0	6,724	701.00
2023	2023-660003345	YANG, DAVID &	70	60,977	0	6,404	668.00
2022	2022-660003345	YANG, DAVID &	70	58,159	0	6,100	638.00
2021	2021-660003345	YANG, DAVID &	70	61,287	0	5,810	592.00
2020	2020-660003345	YANG, DAVID &	70	53,550	0	5,533	586.00
2019	2019-660003345	YANG, DAVID &	70	47,902	0	5,269	559.00
2018	2018-660003345	YANG, DAVID &	70	50,305	0	5,534	577.00
2017	2017-660003345	SULLIVAN, DIANA KAY	70	50,036	1000	4,504	488.00
2016	2016-660003345	SULLIVAN, DIANA KAY	70	49,585	1000	4,454	499.00
2015	2015-660003345	SULLIVAN, DIANA KAY	70	50,811	1000	4,477	496.00
2014	2014-660003345	SULLIVAN, DIANA KAY	70	48,338	1000	4,317	473.00
2013	2013-660003345	SULLIVAN, DIANA KAY	70	48,257	1000	4,308	460.00

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Lot Data

Square-Foot - NBHD 4070 #1

Lot Size		
Lot Count		
Units Buildable	2.33	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	108,760.00 x .45 = 48,970	
Factor Value		
Adjustments	1.0000	
Lot Value	48,970	

Primary Image

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Residential Data

Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/Rghln	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adusted R	
Indicated Value	

Direct Comparables

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

Cost Approach

Manual : 01/2025

Base Cost		0.00	**Total Misc Impr**	+	0
Roofing Adj	+	0.00	**Garage Cost**	+	
Subfloor Adj	+	0.00	**Total RCN**	=	0
Heat/Cool Adj	+	0.00	**Depreciation (0%)**	-	0
Plumbing Adj	+	0.00	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	
Adj Base Cost	=	0.00	**Lot Value**	+	48,970
Total Area	x		**Indicated Value**	=	48,970
Adjusted Cost	=	0	**Value Per SqFt**		0.00

Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	48,970		
Indicated Value	48,970	0.00	**Per SqFt**
Agland Value			
Site Improvements	1,328		
Total Value	50,298	0.00	**Total Value Per SqFt**

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

Outbuildings/Site Improvements 660003345

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LOAF	LOAFING SHED	30x12x8	Dirt	Galvanized Metal	360

Qual 3 **Cond** 3 **Year** 1990 **Eff Age** 27

Valuation Summary		Modifier Total	RCN	Depr (71% Phys/ % Func)	RCNLD
Base Cost (6.36 x 360)	2,290		2,290	1,626	664

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
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Qual 3 **Cond** 3 **Year** 1990 **Eff Age** 27

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Lot Data

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Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	

Primary Image

\\tsclient\T\CASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/29/2020

Residential Data

Type	6 Mobile Home 66 x 28
Condition	4.5 - Good
Quality	3.5 - Average
Architecture	6 MS ADJ
Style	100% Double Wide
Exterior Wall	100% Lap
Base/Total Area	1,848 / 1,848
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/Rghln	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1989 / 20

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adusted R	
Indicated Value	

Direct Comparables

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

Cost Approach

Manual : 01/2025

Base Cost		36.08	Total Misc Impr	+	0
Roofing Adj	+	3.02	Garage Cost	+	
Subfloor Adj	+	0.00	Total RCN	=	90,182
Heat/Cool Adj	+	2.81	Depreciation (62%)	-	55,913
Plumbing Adj	+	6.89	Lump Sums	+	10,510
Basement Adj	+	0.00	RCNLD	=	44,779
Adj Base Cost	=	48.80	Lot Value	+	
Total Area	x	1,848	Indicated Value	=	44,779
Adjusted Cost	=	90,182	Value Per SqFt		24.23

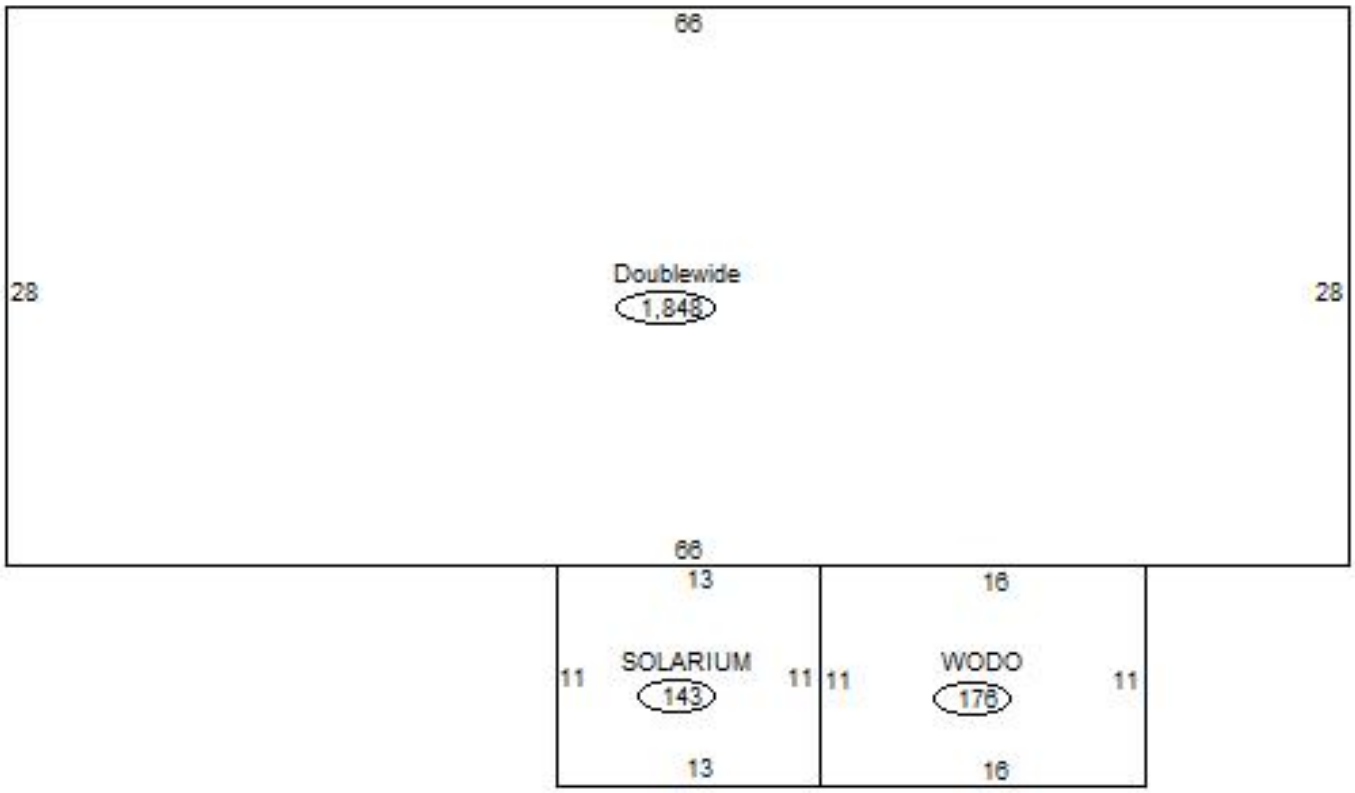
Value Reconciliation

Selected Approach	Cost Approach		
Improvements	44,779		
Lot Value			
Indicated Value	44,779	24.23	Per SqFt
Agland Value			
Site Improvements			
Total Value	44,779	24.23	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SOL	Solarium	133248	13x11		143	55.00	25%	5,899
WODO	Wood Deck - Open	163620	16x11		176	26.20		4,611

Sketch Image 660003345



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		13	Doublewide	1,848	1.000	1,848
2	M	SOL		13	SOLARIUM	143	1.000	143
3	M	WODO		13	WODO	176	1.000	176
					Total Building Area	1,848		1,848

Outbuildings/Site Improvements 660003345

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	18x20x8	Dirt	Formed Metal	360

Qual 3 **Cond** 3 **Year** 2020 **Eff Age** 5

Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.61 x 360)	1,660		1,660	1,660	