



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	660003731													
Parcel ID	000000-00-0-00630-001-0038													
Cadastral ID	05-21-15-03970													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	7 - OWASSO/LIMESTONE FIRE													
Name ID	261351													
STEWART, MERRITT														
TRUSTEE														
5762 E HUNTER LN CLAREMORE OK 74019-0000														
Parcel Location														
Situs	05762 HUNTER LN													
Subdivision	QUAIL CREEK AMENDED													
Lot/Block	0038 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	5 / 21 / 15 / 5													
Neighborhood	1107 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.32320498 -95.72584830														
Building Permits														
LOT 38 BLOCK 1 QUAIL CREEK AMENDED														
<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														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code					
					997/439	BEHNKE, DONNA LYNN &	07/13/1995	80,000	Yes					
					852/621			23,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax						
Remove Cap	0	Land Value	48,167	25,035	11%	2,754	Assessed	18,007	1,954.44					
Year Frozen	0	Improvements	183,256	138,665		15,253	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-97.00					
TIF Project ID	0	Total Value	231,423	163,700		18,007	Total Taxable	17,007	1,857.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660003731	STEWART, MERRITT	7	223,586	1000	16,483	1,800.00							
2024	2024-660003731	STEWART, MERRITT	7	235,180	1000	15,974	1,777.00							
2023	2023-660003731	STEWART, MERRITT	7	190,210	1000	15,479	1,686.00							
2022	2022-660003731	STEWART, MERRITT	7	189,864	1000	14,999	1,697.00							
2021	2021-660003731	STEWART, MERRITT	7	180,314	1000	14,533	1,628.00							
2020	2020-660003731	STEWART, MERRITT	7	177,507	1000	14,081	1,575.00							
2019	2019-660003731	STEWART, MERRITT	7	171,992	1000	13,642	1,528.00							
2018	2018-660003731	STEWART, MERRITT	7	174,287	1000	13,008	1,411.00							
2017	2017-660003731	STEWART, MERRITT	7	172,588	1000	12,600	1,379.00							
2016	2016-660003731	STEWART, MERRITT	7	168,578	1000	12,204	1,338.00							
2015	2015-660003731	STEWART, MERRITT	7	164,967	1000	11,819	1,304.00							
2014	2014-660003731	STEWART, MERRITT	7	166,818	1000	11,446	1,274.00							
2013	2013-660003731	STEWART, MERRITT	7	157,486	1000	11,084	1,211.00							



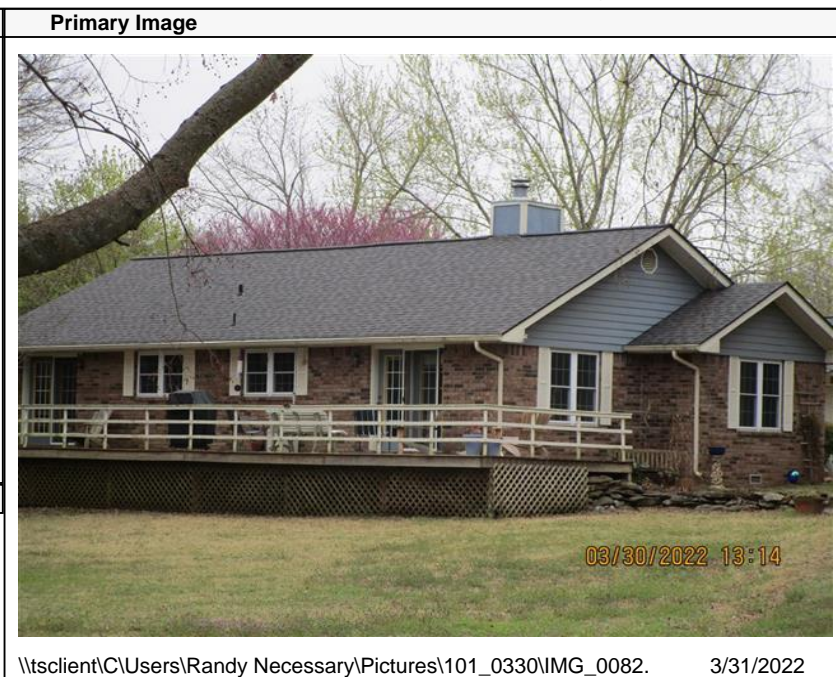
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Lot Data		Square-Foot - NBHD 1107 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.9786		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	42,626.00 x 1.13 = 48,167		
Factor Value			
Adjustments	1.0000		
Lot Value	48,167		



\\tsclient\C\Users\Randy Necessary\Pictures\101_0330\IMG_0082. 3/31/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,584 / 1,584
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	504 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1995 / 23

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	201,062	126.93	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	293,680		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.71	Total Misc Impr	+	6,158			
Roofing Adj	+ 4.46	Garage Cost	+	13,810			
Subfloor Adj	+ 1.15	Total RCN	=	228,533			
Heat/Cool Adj	+ 11.47	Depreciation (30%)	-	68,560			
Plumbing Adj	+ 8.88	Lump Sums	+	6,807			
Basement Adj	+ 0.00	RCNLD	=	166,780			
Adj Base Cost	= 131.67	Lot Value	+	48,167			
Total Area	x 1,584	Indicated Value	=	214,947			
Adjusted Cost	= 208,565	Value Per SqFt		135.70			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	166,780		
Lot Value	48,167		
Indicated Value	214,947	135.70	Per SqFt
Agland Value			
Site Improvements	16,476		
Total Value	231,423	146.10	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	9195		44	44	24.13		1,062
WODO	WOOD DECK - OPEN	9196		607	607	16.02	30%	6,807



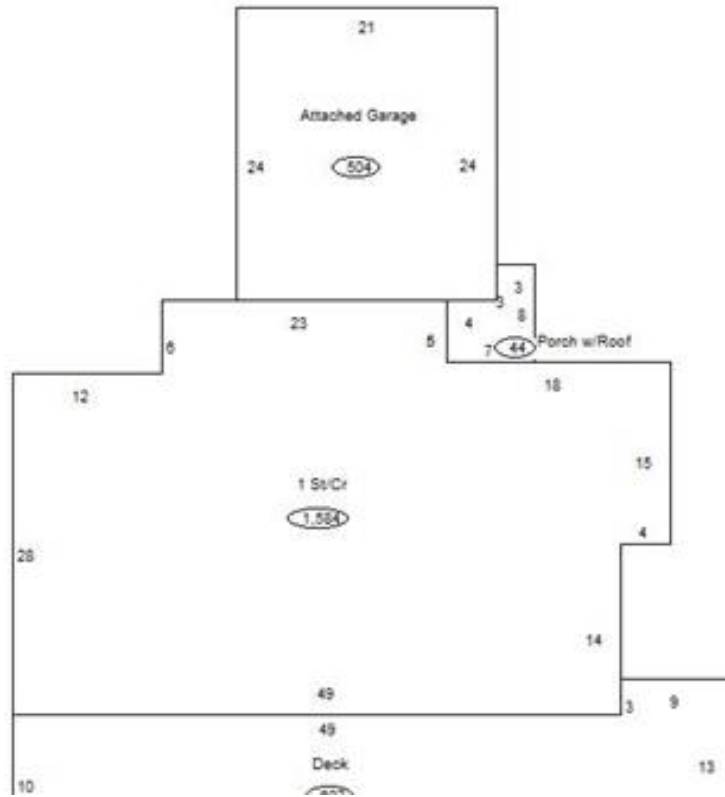
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,584	1.000	1,584
2	G	1		13	Attached Garage	504	1.000	504
3	M	PRCH		13	SLBC	44	1.000	44
4	M	WODO		13	WODO	607	1.000	607
Total Building Area						1,584		1,584



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	12x20x0			240
	Qual 2	Cond 3	Year 2018	Eff Age 6		
	Valuation Summary		Modifier Total	RCN	Depr (11% Phys/ % Func)	RCNLD
	Base Cost (29.97 x 240) 7,193			7,193	791	6,402
	DTGF	DETACHED GARAGE FAIR	0x0x0			832
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 832) 13,312			13,312	3,328	9,984
	STF	STG FAIR	8x12x0			96
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 96) 449			449	359	90