



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:27:22
Page 1

Assessment Data					Primary Image									
Account	660003834													
Parcel ID	000000-00-0-10050-004-0017													
Cadastral ID	05-21-16-00790													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	303848													
BIVINS, VALERIE W														
1102 W 19TH ST CLAREMORE OK 74017-0000														
Parcel Location														
Situs	01102 W 19TH ST N													
Subdivision	CHAMBERS TERRACE II													
Lot/Block	0017 / 0004	Parcel Size	1 - Lots											
Sec/Twn/Rng	5 / 21 / 16 / 5													
Neighborhood	1183 - R-V01-SW CLAREMORE													
School District	S001 - CLAREMORE SCHOOLS													
Legal Description Lat/Long: 36.32756244 -95.62190942														
Building Permits														
LOT 17 BLOCK 4 CHAMBERS TERRACE II														
<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					
					2136/801	DOWNNS, WANDA B	10/29/2010	90,000	YES					
					879/365	ANDERSON, FAYE	04/15/1992	54,000	No					
					869/264	KING, E T	12/13/1991	50,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	2011	Land Value	45,108	28,640	11%	3,150	Assessed	13,620	1,258.90					
Year Frozen	0	Improvements	100,500	95,181		10,470	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00					
TIF Project ID	0	Total Value	145,608	123,821		13,620	Total Taxable	12,620	1,166.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660003834	BIVINS, VALERIE W	17	142,312	1000	12,224	1,130.00							
2024	2024-660003834	BIVINS, VALERIE W	17	141,855	1000	11,839	1,094.00							
2023	2023-660003834	BIVINS, VALERIE W	17	119,388	1000	11,465	1,050.00							
2022	2022-660003834	BIVINS, VALERIE W	17	110,015	1000	11,102	1,028.00							
2021	2021-660003834	BIVINS, VALERIE W	17	116,382	0	12,802	1,130.00							
2020	2020-660003834	BIVINS, VALERIE W	17	111,822	0	12,272	1,124.00							
2019	2019-660003834	BIVINS, VALERIE W	17	106,252	0	11,688	1,083.00							
2018	2018-660003834	BIVINS, VALERIE W	17	110,722	0	12,179	1,125.00							
2017	2017-660003834	BIVINS, VALERIE W	17	109,811	0	12,079	1,109.00							
2016	2016-660003834	BIVINS, VALERIE W	17	107,129	0	11,784	1,106.00							
2015	2015-660003834	BIVINS, VALERIE W	17	104,181	0	11,460	1,034.00							
2014	2014-660003834	BIVINS, VALERIE W	17	107,188	0	11,783	1,093.00							
2013	2013-660003834	BIVINS, VALERIE W	17	102,016	0	11,222	1,027.00							



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Date 04/18/2026
 Time 06:27:23
 Page 2

Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	10000		
Non-Ag Acres	0.2075		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	9,040.00 x 4.99 = 45,108		
Factor Value			
Adjustments	1.0000		
Lot Value	45,108		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-24\IMG_006' 4/25/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,304 / 1,304
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,304
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1980 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	134,909	103.46	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	156,700		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.28	Total Misc Impr	+ 13,467
Roofing Adj	+ 4.09	Garage Cost	+ 11,369
Subfloor Adj	+ 0.00	Total RCN	= 184,393
Heat/Cool Adj	+ 10.30	Depreciation (46%)	- 84,821
Plumbing Adj	+ 9.69	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 99,572
Adj Base Cost	= 122.36	Lot Value	+ 45,108
Total Area	x 1,304	Indicated Value	= 144,680
Adjusted Cost	= 159,557	Value Per SqFt	110.95

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	99,572		
Lot Value	45,108		
Indicated Value	144,680	110.95	Per SqFt
Agland Value			
Site Improvements	928		
Total Value	145,608	111.66	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	9570	17x6		102	20.98		2,140
PRCH	SLAB PORCH - COVERED	9571	20x12		240	20.54		4,930
PATO	SLAB PORCH - OPEN	9572	16x12		192	9.48		1,820



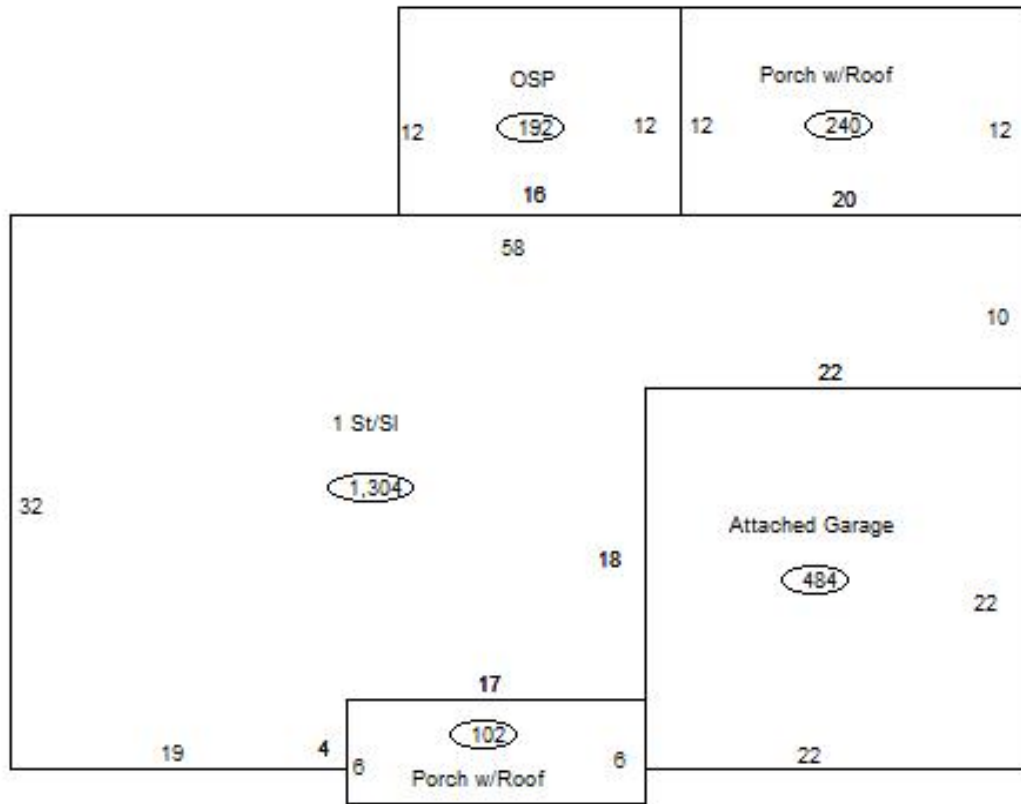
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Date 04/18/2026
 Time 06:27:23
 Page 3

Sketch Image

660003834



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,304	1.000	1,304
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	102	1.000	102
4	M	PRCH		13	SLBC	240	1.000	240
5	M	PATO		13	Open Slab	192	1.000	192
Total Building Area						1,304		1,304



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Date 04/18/2026
 Time 06:27:23
 Page 4

660003834

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF	STG FAIR	14x22x0			308	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 308)		1,441		1,441	648	793
	LT	LEAN-TO	6x14x0			84	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 84)		245		245	110	135