



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 15:59:00
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Assessment Data					Primary Image														
Account 660003877 Parcel ID 000000-00-0-10350-002-0014 Cadastral ID 05-21-16-01220 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 340994 MEYER, VIRGINIA & JAMES FAMILY TRUST 15650 RED ROCK RANCH RD CLAREMORE OK 74017-0000 Parcel Location Situs 01646 LEE Subdivision PARKWAY Lot/Block 0014 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (179)\IMG_0007.JPG 4/21/2023</p>														
Legal Description Lot/Long: 36.32520642 -95.62389527																			
LOT 14 BLOCK 2 PARKWAY					Building Permits <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					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					/	REED, ROBERT G III &	03/08/2023	295,000	YES										
					2166/929	STIMSON, TERRANCE J &-BONNIE J	03/15/2011	160,000	YES										
					1932/10	GRIGGS REAL ESTATE LLC	02/11/2008	0	4										
					1932/369	GRIGGS FARMS NO 2 LLC	02/11/2008	0	4										
					1451/167	GRIGGS, RONNIE J & KAREN F	02/20/2003	0	5										
					785/55			8,000	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2024		Land Value	104,277	104,277	11%	11,470	Assessed	30,859 2,852.30										
Year Frozen	0		Improvements	176,266	176,266		19,389	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0 0.00										
TIF Project ID	0		Total Value	280,543	280,543		30,859	Total Taxable	30,859 2,852.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660003877	MEYER, VIRGINIA & JAMES			17	277,247	0	30,497	2,819.00										
2024	2024-660003877	MEYER, VIRGINIA & JAMES			17	296,879	0	32,657	3,018.00										
2023	2023-660003877	MEYER, VIRGINIA & JAMES			17	175,914	0	18,715	1,714.00										
2022	2022-660003877	REED, ROBERT G III &			17	162,040	0	17,824	1,650.00										
2021	2021-660003877	REED, ROBERT G III &			17	187,091	0	20,580	1,817.00										
2020	2020-660003877	REED, ROBERT G III &			17	186,026	0	20,363	1,865.00										
2019	2019-660003877	REED, ROBERT G III &			17	176,302	0	19,393	1,796.00										
2018	2018-660003877	REED, ROBERT G III &			17	185,755	0	20,433	1,888.00										
2017	2017-660003877	REED, ROBERT G III &			17	184,157	0	20,257	1,860.00										
2016	2016-660003877	REED, ROBERT G III &			17	175,806	0	19,339	1,815.00										
2015	2015-660003877	REED, ROBERT G III &			17	169,921	0	18,691	1,686.00										
2014	2014-660003877	REED, ROBERT G III &			17	171,111	0	18,822	1,745.00										
2013	2013-660003877	REED, ROBERT G III &			17	164,134	0	18,055	1,652.00										



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	10000		
Non-Ag Acres	0.2673		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	
		0	
Method	Square-Foot		
Base Lot Value	11,644.00 x 4.49 = 52,269		
Factor Value			
Adjustments	1.9950		
Lot Value	104,277		



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Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Frame, Siding, Vinyl 20% Veneer, Masonry
Base/Total Area	1,484 / 2,104
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,484
Fixture/RghIn	17 /
Bed/F/H Bath	6 / 4.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1988 / 29

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	236,761 112.53 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	176,266
Lot Value	104,277
Indicated Value	280,543 133.34 Per SqFt
Agland Value	
Site Improvements	
Total Value	280,543 133.34 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.82	Total Misc Impr	+ 8,272
Roofing Adj	+ 2.96	Garage Cost	+ 20,835
Subfloor Adj	+ -0.66	Total RCN	= 298,756
Heat/Cool Adj	+ 11.69	Depreciation (41%)	- 122,490
Plumbing Adj	+ 10.35	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 176,266
Adj Base Cost	= 128.16	Lot Value	+ 104,277
Total Area	x 2,104	Indicated Value	= 280,543
Adjusted Cost	= 269,649	Value Per SqFt	133.34

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	9746	10x5		50	26.18		1,309
PRCH	SLAB PORCH - COVERED	9747	10x5		50	26.18		1,309
PRCH	SLAB PORCH - COVERED	9748	12x9		108	26.18		2,827
PRCH	SLAB PORCH - COVERED	9749	12x9		108	26.18		2,827



Sketch Image

660003877



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,484	1.418	2,104
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	50	1.000	50
4	M	PRCH		13	SLBC	50	1.000	50
5	M	PRCH		13	SLBC	108	1.000	108
6	M	PRCH		13	SLBC	108	1.000	108
7	U	^UL	Overhang	13	Upper Level	620	1.000	620
Total Building Area						1,484		2,104