



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 01:53:09  
Page 1

Assessment Data					Primary Image																																																	
<b>Account</b> 660003963 <b>Parcel ID</b> 000000-00-0-10430-002-0014 <b>Cadastral ID</b> 05-21-16-03660 <b>Property Type</b> REAL - Real Property <b>Property Class</b> CH VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 260139 LOVE AMERICA INC  1920 MEMORIAL DR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00500 RIDGE AVE <b>Subdivision</b> STATE PREPARATORY <b>Lot/Block</b> 0014 / 0002 <b>Parcel Size</b> 4 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1162 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-28\IMG_003! 4/28/2023</p>																																																	
<b>Legal Description</b> Lat/Long: 36.32407307 -95.63150820																																																						
LOTS 11 THRU 14 BLOCK 2 STATE PREPARATORY					<b>Building Permits</b> <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																																																		
<b>Exemptions</b>					<b>Sale History</b>																																																	
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>																																													
					977/1	BETHEA, RALPH C SR &	12/22/1994	0	No																																													
					892/568	HENRY, VALERIE	09/10/1992	47,000	Yes																																													
<b>Parcel Valuation</b>					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 82,258</td> <td>0</td> <td>11%</td> <td>0</td> <td>Assessed</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 119,791</td> <td>0</td> <td> </td> <td>0</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 202,049</td> <td>0</td> <td> </td> <td>0</td> <td>Total Taxable</td> <td>0</td> <td>0.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	0	Land Value 82,258	0	11%	0	Assessed	0	0.00	Year Frozen	0	Improvements 119,791	0		0	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 202,049	0		0	Total Taxable	0	0.00
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																																														
Remove Cap	0	Land Value 82,258	0	11%	0	Assessed	0	0.00																																														
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TIF Project ID	0	Total Value 202,049	0		0	Total Taxable	0	0.00																																														
<b>Assessment History</b>																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660003963	LOVE AMERICA INC	17	162,857	0		.00																																															
2024	2024-660003963	LOVE AMERICA INC	17	165,028	0		.00																																															
2023	2023-660003963	LOVE AMERICA INC	17	181,588	0		.00																																															
2022	2022-660003963	LOVE AMERICA INC	17	117,069	0		.00																																															
2021	2021-660003963	LOVE AMERICA INC	17	117,069	0		.00																																															
2020	2020-660003963	LOVE AMERICA INC	17	115,718	0		.00																																															
2019	2019-660003963	LOVE AMERICA INC	17	112,873	0		.00																																															
2018	2018-660003963	LOVE AMERICA INC	17	120,889	0		.00																																															
2017	2017-660003963	LOVE AMERICA INC	17	119,870	0		.00																																															
2016	2016-660003963	LOVE AMERICA INC	17	114,939	0		.00																																															
2015	2015-660003963	LOVE AMERICA INC	17	114,939	0		.00																																															
2014	2014-660003963	LOVE AMERICA INC	17	114,939	0		.00																																															
2013	2013-660003963	LOVE AMERICA INC	17	113,682	0		.00																																															



# Rogers

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Date 04/17/2026  
 Time 01:53:10  
 Page 2

Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	12500		
Non-Ag Acres	0.2082		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	9,069.00 x 4.98 = 45,188		
Factor Value			
Adjustments			
Lot Value	45,188		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	2,153 / 2,153
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	2,153
Fixture/RghIn	10 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1955 / 53

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	111,222	51.66	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	149,640		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	97.36	Total Misc Impr	+	7,578			
Roofing Adj	+ 3.76	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	240,382			
Heat/Cool Adj	+ 1.65	Depreciation ( 61%)	-	146,633			
Plumbing Adj	+ 5.36	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	93,749			
Adj Base Cost	= 108.13	Lot Value	+	45,188			
Total Area	x 2,153	Indicated Value	=	138,937			
Adjusted Cost	= 232,804	Value Per SqFt		64.53			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	93,749		
Lot Value	45,188		
Indicated Value	138,937	64.53	Per SqFt
Agland Value			
Site Improvements			
Total Value	138,937	64.53	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	10083	18x8		144	20.84		3,001



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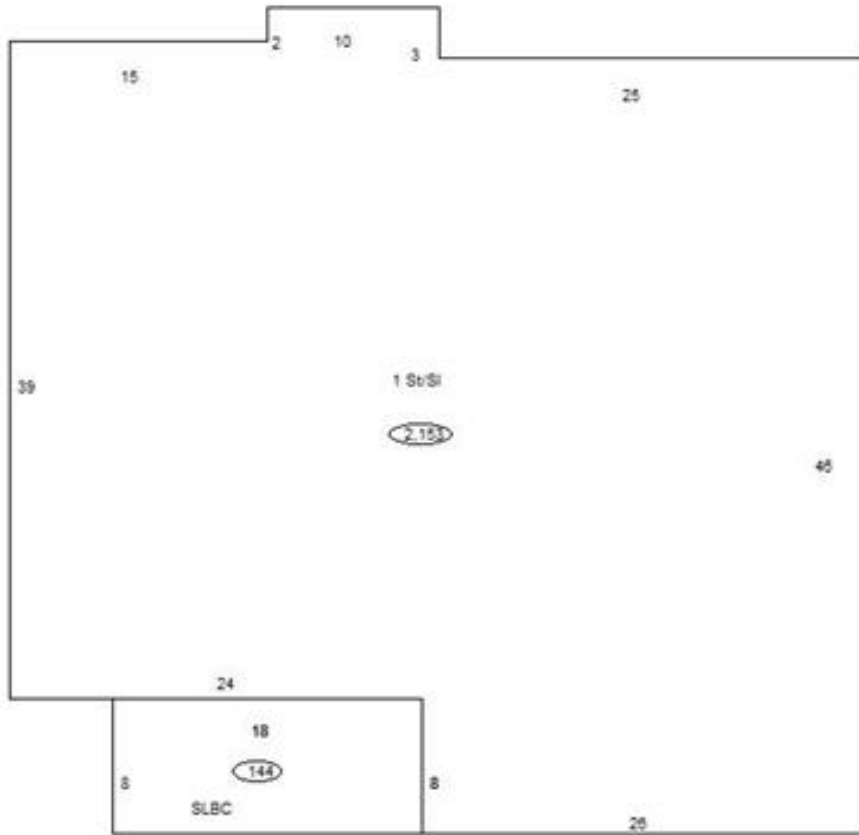
Date 04/17/2026

Time 01:53:10

Page 3

Sketch Image

660003963



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,153	1.000	2,153
2	M	PRCH		10	SLBC	144	1.000	144
<b>Total Building Area</b>						2,153		2,153




# Rogers

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Date 04/17/2026  
Time 01:53:10  
Page 4

Lot Data	Square-Foot - NBHD 1162 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2082	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	5	
	0	
Method	Square-Foot	
Base Lot Value	9,069.00 x 5.45 = 49,426	
Factor Value	-12,356	
Adjustments		
Lot Value	37,070	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	583 / 823
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	583
Fixture/RghIn	4 /
Bed/F/H Bath	1 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1955 / 71



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	45,950	55.83	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	85,450		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	26,042		
Lot Value	37,070		
Indicated Value	63,112	76.69	Per SqFt
Agland Value			
Site Improvements			
Total Value	63,112	76.69	Total Value Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	96.09	Total Misc Impr	+	3,123	
Roofing Adj	+ 4.16	Garage Cost	+		
Subfloor Adj	+ 0.00	Total RCN	=	99,118	
Heat/Cool Adj	+ 10.30	Depreciation ( 76%)	-	75,330	
Plumbing Adj	+ 6.09	Lump Sums	+	2,254	
Basement Adj	+ 0.00	RCNLD	=	26,042	
Adj Base Cost	= 116.64	Lot Value	+	37,070	
Total Area	x 823	Indicated Value	=	63,112	
Adjusted Cost	= 95,995	Value Per SqFt		76.69	

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10085	150		150	20.82		3,123
BALW	BALCONY - WOOD	10086	10x5		50	25.04		1,252
BALW	BALCONY - WOOD	10087	10x4		40	25.04		1,002



# Rogers

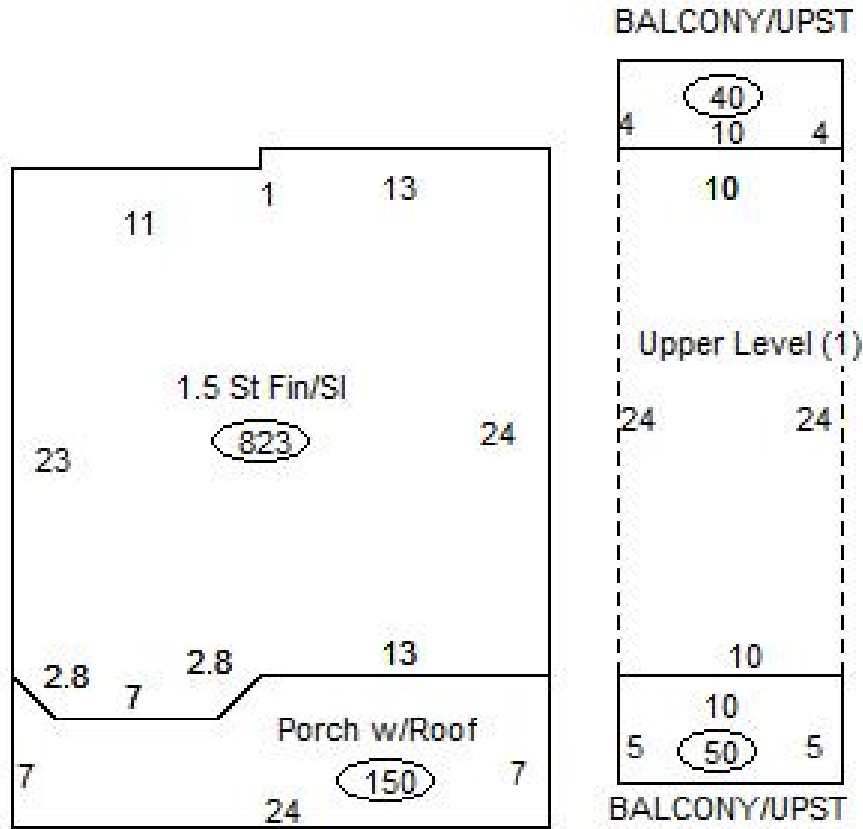
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 Page 5

Sketch Image

660003963



### 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	583	1.412	823
2	M	PRCH		13	SLBC	150	1.000	150
3	M	BALW		13	Balcony	50	1.000	50
4	M	BALW		13	Balcony	40	1.000	40
5	U	^UL		13	Upper Level (1)	240	1.000	240
<b>Total Building Area</b>						583		823



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Date 04/17/2026  
Time 01:53:10  
Page 6

660003963

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	

Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
Base Cost (4.68 x )				