Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account	660004036
Parcel ID	000000-00-0-10230-003-0010
Cadastral ID	05-21-16-05870
Property Type	REAL - Real Property
Property Class	URP **VI Area** 1
Tax Area	17 - CLAREMORE OT
Name ID	323549

WHELESS, TANDI

1514 N LANG ST
CLAREMORE OK 74017-0000

Parcel Location

Situs	01514 N LANG ST
Subdivision	LINDWOOD
Lot/Block	0010 / 0003 **Parcel Size** 1 - Lots
Sec/Twn/Rng	5 / 21 / 16 / 5
Neighborhood	1183 - R-V01-SW CLAREMORE
School District	S001 - CLAREMORE SCHOOLS

Primary Image

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Legal Description

Lat/Long: 36.32360514 -95.61672118

LOT 10 BLOCK 3 LINDWOOD

Building Permits

Number	Description	Opened	Closed	Amount

Exemptions

Code	Type	Active	Maximum	Exemption
H	Homestead	Yes	1,000	1,000
H	Homestead	No	1,000	
A	Add-Homestead	No	1,000	

Sale History

Bk/Pg	Grantor	Date	Price	Code
2684/275	PATTEN, LAURA K	01/03/2018	84,500	YES
2345/395	JINKS, STARLEY & WANDA TRUST	07/29/2013	72,000	YES
1233/861	MITCHELL, TERRY L	06/21/2000	55,000	Yes
1102/613	LOWE, FRANKIE LEE &	03/03/1998	48,000	Yes
869/409		12/13/1991	32,500	No

Parcel Valuation

Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2019	Land Value	43,040	34,478	11%	3,793	Assessed	10,864	1,004.16
Year Frozen	2001	Improvements	64,494	64,278		7,071	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00
TIF Project ID	0	Total Value	107,534	98,756		10,864	Total Taxable	9,864	912.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660004036	WHELESS, TANDI	17	105,446	1000	9,547	882.00
2024	2024-660004036	WHELESS, TANDI	17	103,666	1000	9,240	854.00
2023	2023-660004036	WHELESS, TANDI	17	102,450	1000	8,942	819.00
2022	2022-660004036	WHELESS, TANDI	17	87,745	1000	8,652	801.00
2021	2021-660004036	WHELESS, TANDI	17	91,043	1000	9,015	796.00
2020	2020-660004036	WHELESS, TANDI	17	90,626	1000	8,793	805.00
2019	2019-660004036	WHELESS, TANDI	17	86,432	1000	8,508	788.00
2018	2018-660004036	WHELESS, TANDI	17	76,109	2000	6,372	589.00
2017	2017-660004036	PATTEN, LAURA K	17	75,544	2000	6,310	580.00
2016	2016-660004036	PATTEN, LAURA K	17	73,848	1000	7,123	669.00
2015	2015-660004036	PATTEN, LAURA K	17	71,865	1000	6,905	623.00
2014	2014-660004036	PATTEN, LAURA K	17	73,883	1000	7,127	661.00
2013	2013-660004036	PATTEN, LAURA K	17	70,709	1000	5,089	466.00

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Lot Data

Square-Foot - NBHD 1183 #1

Lot Size		
Lot Count	1	
Units Buildable	7500	
Non-Ag Acres	0.1976	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	0
		0
Method	Square-Foot	
Base Lot Value	8,608.00 x 5.00 = 43,040	
Factor Value		
Adjustments	1.0000	
Lot Value	43,040	

Primary Image

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Residential Data

Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	864 / 864
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	864
Fixture/Rghln	8 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	540 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1972 / 41

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	110,101	127.43	**Per SqFt**

Direct Comparables

Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	2,510		**Per SqFt**

Cost Approach

Manual : 01/2025

Base Cost		108.35	**Total Misc Impr**	+	3,531
Roofing Adj	+	4.42	**Garage Cost**	+	12,382
Subfloor Adj	+	0.00	**Total RCN**	=	131,620
Heat/Cool Adj	+	10.30	**Depreciation (51%)**	-	67,126
Plumbing Adj	+	10.85	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	64,494
Adj Base Cost	=	133.92	**Lot Value**	+	43,040
Total Area	x	864	**Indicated Value**	=	107,534
Adjusted Cost	=	115,707	**Value Per SqFt**		124.46

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	64,494		
Lot Value	43,040		
Indicated Value	107,534	124.46	**Per SqFt**
Agland Value			
Site Improvements			
Total Value	107,534	124.46	**Total Value Per SqFt**

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10252	17x4		68	21.08		1,433
PRCH	SLAB PORCH - COVERED	10253	10x10		100	20.98		2,098

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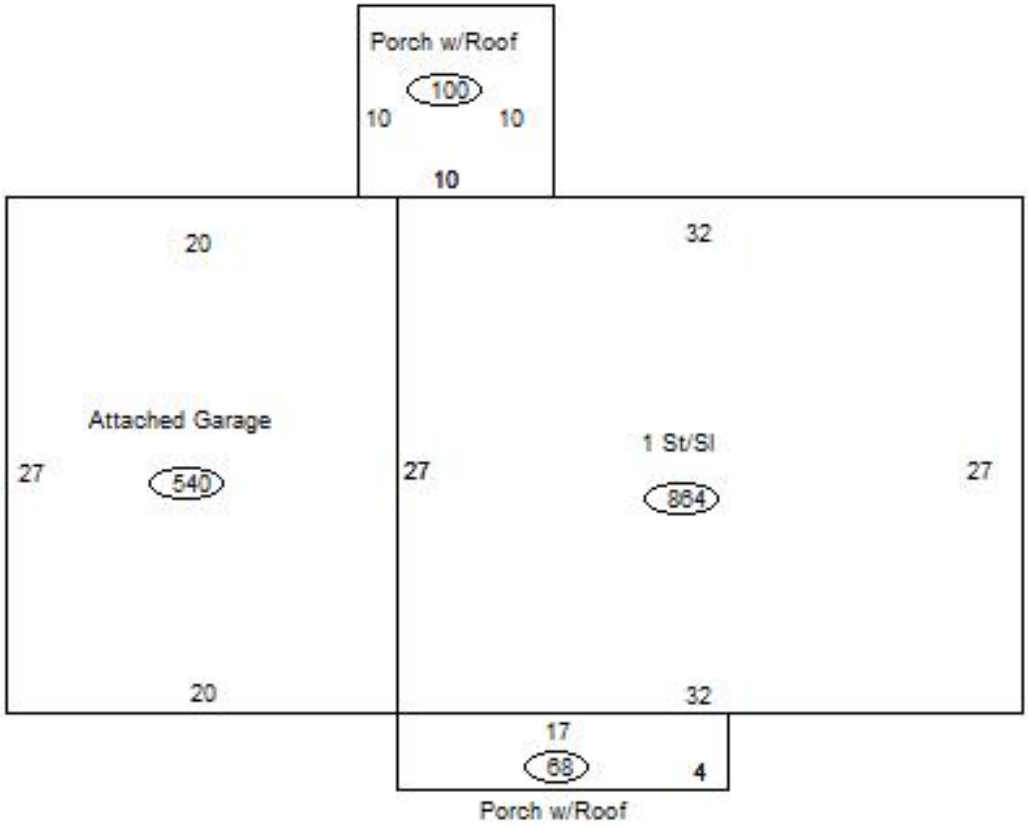
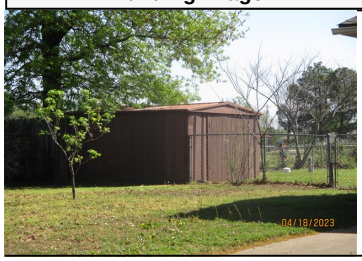
Sketch Image 660004036



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	864	1.000	864
2	G	1		13	Attached Garage	540	1.000	540
3	M	PRCH		13	SLBC	68	1.000	68
4	M	PRCH		13	SLBC	100	1.000	100
					Total Building Area	864		864

Outbuildings/Site Improvements 660004036

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	**Cond**	**Year**	**Eff Age**		
	Valuation Summary		**Modifier Total**	**RCN**	**Depr (100% Phys/ % Func)**	**RCNLD**
	Base Cost (4.68 x)					