



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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<b>Assessment Data</b>	<b>Primary Image</b>
<b>Account</b> 660004040 <b>Parcel ID</b> 000000-00-0-10772-001-0004 <b>Cadastral ID</b> 05-21-16-05910 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 18 - CLAREMORE RURAL/W/O FIRE <b>Name ID</b> 345567 TEEHEE, RICHARD	

804 W 23RD PL  
CLAREMORE OK 74017-0000

### Parcel Location

**Situs** 00804 W 23RD PL N  
**Subdivision** SPRINGBROOK ESTATES I  
**Lot/Block** 0004 / 0001 **Parcel Size** 1 - Lots  
**Sec/Twn/Rng** 5 / 21 / 16 / 5  
**Neighborhood** 1183 - R-V01-SW CLAREMORE  
**School District** S001 - CLAREMORE SCHOOLS

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<b>Legal Description</b> Lot/Long: 36.33204527 -95.61549693	<b>Building Permits</b>
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LOT 4 BLOCK 1 SPRINGBROOK EST I

Number	Description	Opened	Closed	Amount

Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	No	1,000		/	POGUE, QUINTON T &	09/27/2024	215,000	YES
PD	Add-Homestead	No	1,000		/	MEEKS, VIRGINIA DALE	06/25/2020	127,000	YES
					1019/132	STIMSON, TERRANCE J &	03/14/1996	68,500	No
					953/399	MORRIS, RON	04/05/1994	3,750	No
					858/890			0	No

Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2025	Land Value	88,888	88,888	11%	9,778	Assessed	23,787	2,198.63
Year Frozen	2008	Improvements	127,357	127,357		14,009	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	216,245	216,245		23,787	Total Taxable	23,787	2,199.00

Assessment History								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660004040	TEEHEE, RICHARD	18	215,000	0	23,650	2,186.00	
2024	2024-660004040	POGUE, QUINTON T &	18	176,740	0	15,761	1,457.00	
2023	2023-660004040	POGUE, QUINTON T &	18	146,441	0	15,011	1,375.00	
2022	2022-660004040	POGUE, QUINTON T &	18	129,962	0	14,296	1,323.00	
2021	2021-660004040	POGUE, QUINTON T &	18	127,250	0	13,998	1,236.00	
2020	2020-660004040	POGUE, QUINTON T &	18	127,716	2000	8,314	761.00	
2019	2019-660004040	MEEKS, VIRGINIA DALE	18	121,478	2000	8,314	770.00	
2018	2018-660004040	MEEKS, VIRGINIA DALE	18	124,859	2000	8,314	768.00	
2017	2017-660004040	MEEKS, VIRGINIA DALE	18	123,817	2000	8,313	763.00	
2016	2016-660004040	MEEKS, VIRGINIA DALE	18	120,696	2000	8,314	779.00	
2015	2015-660004040	MEEKS, VIRGINIA DALE	18	118,048	2000	8,314	749.00	
2014	2014-660004040	MEEKS, VIRGINIA DALE	18	120,141	2000	8,314	771.00	
2013	2013-660004040	MEEKS, VIRGINIA DALE	18	113,104	2000	8,313	761.00	



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	8000		
Non-Ag Acres	0.2233		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	9,729.00 x 4.83 = 47,003		
Factor Value			
Adjustments	1.8911		
Lot Value	88,888		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,269 / 1,269
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,269
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	483 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1996 / 23

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	164,552	129.67	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	163,570		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.85	Total Misc Impr	+ 4,055
Roofing Adj	+ 4.39	Garage Cost	+ 13,345
Subfloor Adj	+ -1.15	Total RCN	= 181,939
Heat/Cool Adj	+ 11.47	Depreciation ( 30%)	- 54,582
Plumbing Adj	+ 11.10	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 127,357
Adj Base Cost	= 129.66	Lot Value	+ 88,888
Total Area	x 1,269	Indicated Value	= 216,245
Adjusted Cost	= 164,539	Value Per SqFt	170.41

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	127,357		
Lot Value	88,888		
Indicated Value	216,245	170.41	Per SqFt
Agland Value			
Site Improvements			
Total Value	216,245	170.41	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10267	22x5		110	23.92		2,631
PATO	SLAB PORCH - OPEN	10268	15x9		135	10.55		1,424



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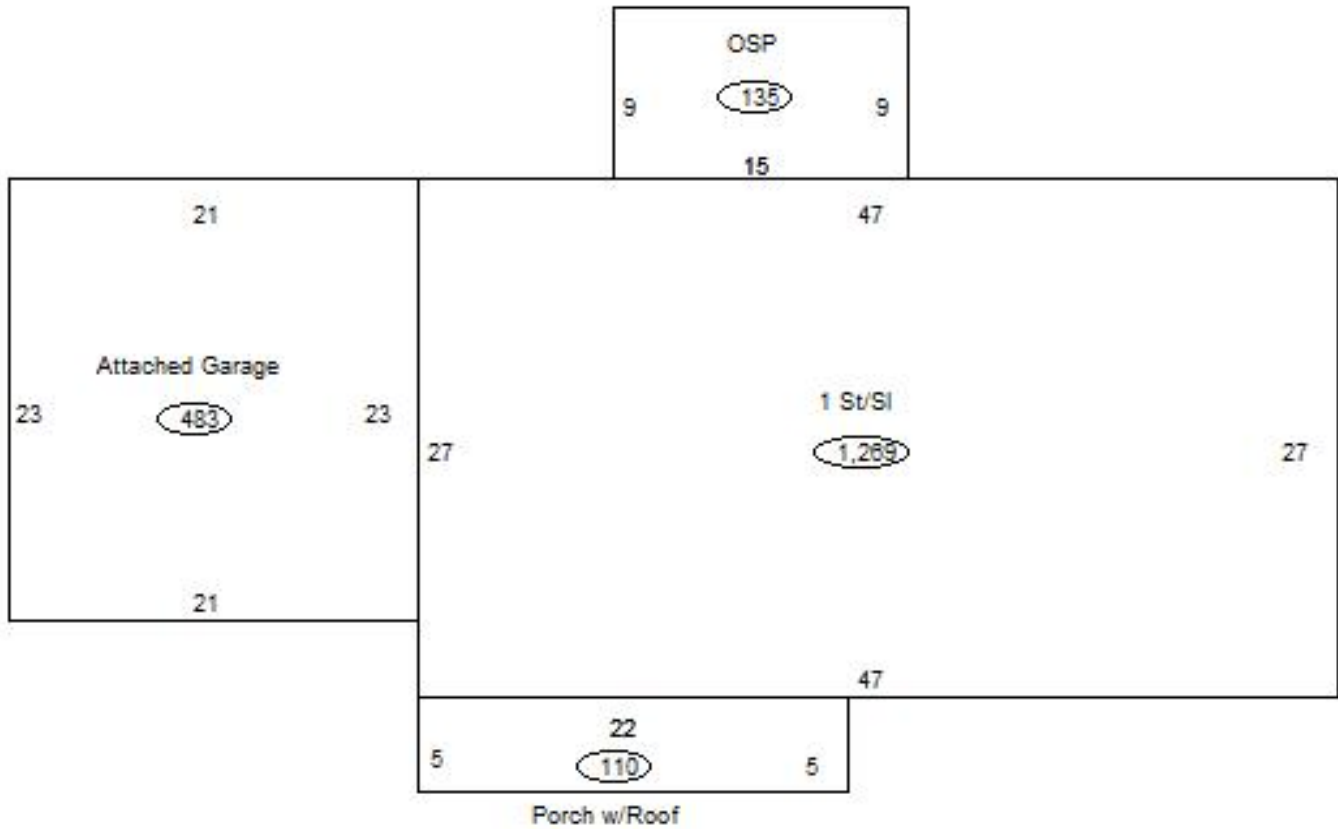
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Sketch Image

660004040



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,269	1.000	1,269
2	G	1		13	Attached Garage	483	1.000	483
3	M	PRCH		13	SLBC	110	1.000	110
4	M	PATO		13	Open Slab	135	1.000	135
<b>Total Building Area</b>						1,269		1,269