




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660004074				 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-21\IMG_000 4/24/2023</p>									
Parcel ID	000000-00-0-10260-001-0004													
Cadastral ID	05-21-16-06250													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	316945													
CHESHIER, BEVERLY J														
17104 HONEYSUCKLE LN CLAREMORE OK 74019-0000														
Parcel Location														
Situs	01622 N CHAMBERS TER													
Subdivision	MEADOW VIEW													
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													
Legal Description Lat/Long: 36.32486039 -95.62155873														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
LOT 4 BLOCK 1 MEADOW VIEW														
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	No	1,000		Bk/Pg	Grantor	Date	Price	Code					
					2593/287	CHESHIER, BEVERLY J &	01/26/2016	30,000	4					
					2512/110	BOWERS, TRACIA L-ESTATE &	11/16/2015	0	4					
					2488/649	BOWERS, FRANKLIN D	07/22/2015	0	4					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	0	Land Value	33,795	22,699	11%	2,497	Assessed	10,275	949.72					
Year Frozen	2005	Improvements	75,253	70,706		7,778	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	109,048	93,405		10,275	Total Taxable	10,275	950.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660004074	CHESHIER, BEVERLY J	17	106,740	0	9,785	904.00							
2024	2024-660004074	CHESHIER, BEVERLY J	17	107,233	0	9,320	861.00							
2023	2023-660004074	CHESHIER, BEVERLY J	17	97,463	0	8,876	813.00							
2022	2022-660004074	CHESHIER, BEVERLY J	17	84,071	0	8,453	782.00							
2021	2021-660004074	CHESHIER, BEVERLY J	17	86,809	0	8,050	711.00							
2020	2020-660004074	CHESHIER, BEVERLY J	17	87,519	0	7,667	702.00							
2019	2019-660004074	CHESHIER, BEVERLY J	17	84,979	0	7,302	676.00							
2018	2018-660004074	CHESHIER, BEVERLY J	17	88,317	0	6,954	643.00							
2017	2017-660004074	CHESHIER, BEVERLY J	17	87,631	0	6,623	608.00							
2016	2016-660004074	CHESHIER, BEVERLY J &	17	85,575	0	6,308	592.00							
2015	2015-660004074	BOWERS, TRACIA L-ESTATE &	17	83,069	1000	5,008	452.00							
2014	2014-660004074	BOWERS, FRANKLIN D	17	85,337	1000	5,007	464.00							
2013	2013-660004074	BOWERS, FRANKLIN D	17	80,679	1000	5,007	458.00							



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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 10000 Non-Ag Acres 0.1552 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 6,759.00 x 5.00 = 33,795 Factor Value Adjustments 1.0000 Lot Value 33,795		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Vinyl
Base/Total Area	1,060 / 1,060
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,060
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	408 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1972 / 41

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	107,923	101.81	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	126,500 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	75,253		
Lot Value	33,795		
Indicated Value	109,048	102.88	Per SqFt
Agland Value			
Site Improvements			
Total Value	109,048	102.88	Total Value Per SqFt

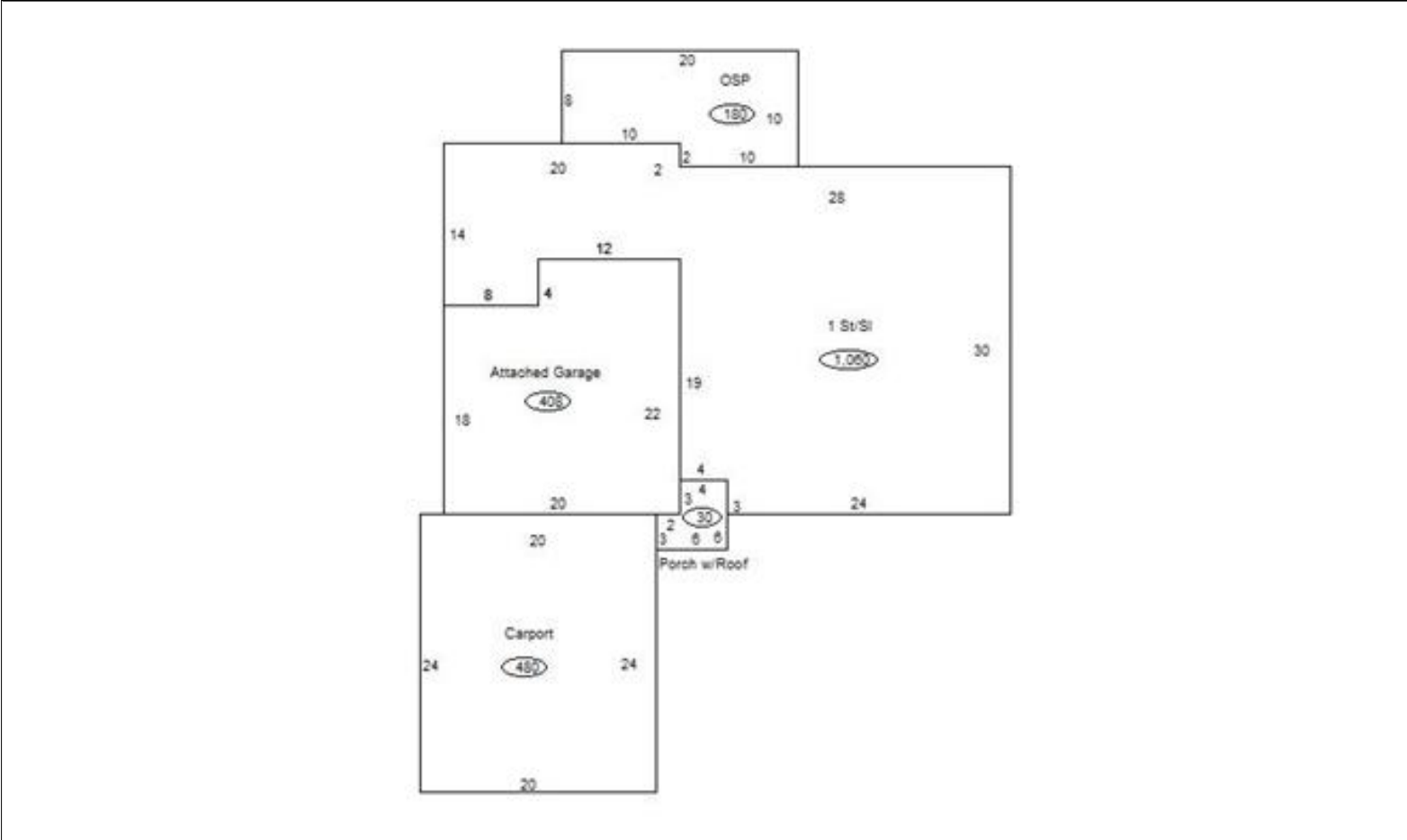
Cost Approach				Manual : 01/2025	
Base Cost	106.02	Total Misc Impr	+	7,222	
Roofing Adj	+ 4.43	Garage Cost	+	10,082	
Subfloor Adj	+ 0.00	Total RCN	=	153,578	
Heat/Cool Adj	+ 10.30	Depreciation (51%)	-	78,325	
Plumbing Adj	+ 7.81	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	75,253	
Adj Base Cost	= 128.56	Lot Value	+	33,795	
Total Area	x 1,060	Indicated Value	=	109,048	
Adjusted Cost	= 136,274	Value Per SqFt		102.88	

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10400	30		30	21.20		636
PATO	SLAB PORCH - OPEN	10401	180		180	9.58		1,724
CPDT	CARPORT - DETACHED	10402	24x20		480	10.13		4,862



Sketch Image

660004074



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,060	1.000	1,060
2	G	1		13	Attached Garage	408	1.000	408
3	M	PRCH		13	SLBC	30	1.000	30
4	M	PATO		13	Open Slab	180	1.000	180
5	M	CPDT		13	Carport	480	1.000	480
Total Building Area						1,060		1,060



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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)				