




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	660004126													
Parcel ID	000000-00-0-10260-002-0038													
Cadastral ID	05-21-16-06770													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	310202													
OSBORN, KRISSY														
1118 W 15TH ST CLAREMORE OK 74017-0000														
Parcel Location														
Situs	01118 W 15TH ST N													
Subdivision	MEADOW VIEW													
Lot/Block	0038 / 0002	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: 36.32340283 -95.62295950														
Building Permits														
LOT 38 BLOCK 2 MEADOW VIEW														
<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					
H	Homestead	Yes	1,000	1,000	2343/443	HINDENBURG, KORY J	07/18/2013	79,000	YES					
					2015/108	AMOS, JAMES R & BILLIE J	03/27/2009	75,000	YES					
					1993/543	PATE, TIMOTHY ANDREW	12/04/2008	42,500	YES					
					967/893	CARGILL, ALTON E	09/09/1994	45,000	Yes					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	2014	Land Value	34,110	23,753	11%	2,613	Assessed	9,407	869.49					
Year Frozen	0	Improvements	66,397	61,765		6,794	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00					
TIF Project ID	0	Total Value	100,507	85,518		9,407	Total Taxable	8,407	777.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660004126	OSBORN, KRISSY	17	98,318	1000	8,133	752.00							
2024	2024-660004126	OSBORN, KRISSY	17	98,234	1000	7,867	727.00							
2023	2023-660004126	OSBORN, KRISSY	17	88,272	1000	7,609	697.00							
2022	2022-660004126	OSBORN, KRISSY	17	75,984	1000	7,358	681.00							
2021	2021-660004126	OSBORN, KRISSY	17	78,693	1000	7,656	676.00							
2020	2020-660004126	OSBORN, KRISSY	17	77,551	1000	7,531	690.00							
2019	2019-660004126	OSBORN, KRISSY	17	76,007	1000	7,361	682.00							
2018	2018-660004126	OSBORN, KRISSY	17	79,068	1000	7,697	711.00							
2017	2017-660004126	OSBORN, KRISSY	17	78,481	1000	7,633	701.00							
2016	2016-660004126	OSBORN, KRISSY	17	76,688	1000	7,436	698.00							
2015	2015-660004126	OSBORN, KRISSY	17	79,549	1000	7,750	699.00							
2014	2014-660004126	OSBORN, KRISSY	17	81,698	1000	7,987	741.00							
2013	2013-660004126	OSBORN, KRISSY	17	72,418	0	7,966	729.00							




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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 10000 Non-Ag Acres 0.1566 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 6,822.00 x 5.00 = 34,110 Factor Value Adjustments 1.0000 Lot Value 34,110		 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-24\IMG_000! 4/25/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Wood
Base/Total Area	1,022 / 1,022
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,022
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	380 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1971 / 41

Cost Approach				Manual : 01/2025	
Base Cost	101.55	Total Misc Impr	+	2,223	
Roofing Adj	+ 4.29	Garage Cost	+	9,568	
Subfloor Adj	+ 0.00	Total RCN	=	135,504	
Heat/Cool Adj	+ 10.30	Depreciation (51%)	-	69,107	
Plumbing Adj	+ 4.91	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	66,397	
Adj Base Cost	= 121.05	Lot Value	+	34,110	
Total Area	x 1,022	Indicated Value	=	100,507	
Adjusted Cost	= 123,713	Value Per SqFt		98.34	

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	102,683 100.47 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	126,730 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	66,397
Lot Value	34,110
Indicated Value	100,507 98.34 Per SqFt
Agland Value	
Site Improvements	
Total Value	100,507 98.34 Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10598	8x6		48	21.14		1,015
PATO	SLAB PORCH - OPEN	10599	12x10		120	10.07		1,208



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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,022	1.000	1,022
2	G	1		13	Attached Garage	380	1.000	380
3	M	PRCH		13	SLBC	48	1.000	48
4	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						1,022		1,022



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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)				