



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660004225 <b>Parcel ID</b> 000000-00-0-10510-001-0005 <b>Cadastral ID</b> 05-21-16-07760 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 349239 BARSTOW FAMILY TRUST  1914 MEMORIAL DR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 01914 MEMORIAL DR <b>Subdivision</b> WILL ROGERS HGTS I <b>Lot/Block</b> 0005 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1183 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (169)\IMG_0013.JPG 4/13/2023</p>																																																	
<b>Legal Description</b> Lat/Long: 36.32678072 -95.63131344																																																						
LOT 5 BLOCK 1 WILL ROGERS HGTS I					<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																																								
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<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>																																													
H	Homestead	Yes	1,000	1,000	/	NEELY MARITAL TRUST	01/01/2026	0	WB																																													
					2695/289	NEELY, PAUL E &	11/10/2017	0	WB																																													
<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 168,014</td> <td>39,472</td> <td>11%</td> <td>4,342</td> <td>Assessed</td> <td>31,581</td> <td>2,919.03</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 260,485</td> <td>247,620</td> <td> </td> <td>27,239</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>1,000</td> <td>-92.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 428,499</td> <td>287,092</td> <td> </td> <td>31,581</td> <td>Total Taxable</td> <td>30,581</td> <td>2,827.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	0	Land Value 168,014	39,472	11%	4,342	Assessed	31,581	2,919.03	Year Frozen	0	Improvements 260,485	247,620		27,239	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00	TIF Project ID	0	Total Value 428,499	287,092		31,581	Total Taxable	30,581	2,827.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660004225	NEELY MARITAL TRUST	17	425,891	1000	29,660	2,741.00																																															
2024	2024-660004225	NEELY MARITAL TRUST	17	455,589	1000	28,767	2,659.00																																															
2023	2023-660004225	NEELY MARITAL TRUST	17	267,588	1000	27,900	2,556.00																																															
2022	2022-660004225	NEELY MARITAL TRUST	17	255,080	1000	27,059	2,505.00																																															
2021	2021-660004225	NEELY MARITAL TRUST	17	283,896	1000	28,160	2,487.00																																															
2020	2020-660004225	NEELY MARITAL TRUST	17	279,028	1000	27,310	2,501.00																																															
2019	2019-660004225	NEELY MARITAL TRUST	17	273,347	1000	26,486	2,453.00																																															
2018	2018-660004225	NEELY MARITAL TRUST	17	289,343	1000	25,686	2,373.00																																															
2017	2017-660004225	NEELY, PAUL E &	17	286,483	1000	24,908	2,288.00																																															
2016	2016-660004225	NEELY, PAUL E &	17	278,540	1000	24,153	2,267.00																																															
2015	2015-660004225	NEELY, PAUL E &	17	270,751	1000	23,421	2,112.00																																															
2014	2014-660004225	NEELY, PAUL E &	17	273,181	1000	22,710	2,106.00																																															
2013	2013-660004225	NEELY, PAUL E &	17	257,967	1000	22,019	2,015.00																																															



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	15000		
Non-Ag Acres	1.2336		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	53,733.00 x 3.13 = 168,014		
Factor Value			
Adjustments	1.0000		
Lot Value	168,014		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	3,551 / 3,551
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,551
Fixture/RghIn	10 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	525 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1965 / 46

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	424,060 119.42 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	27,350 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	245,379
Lot Value	168,014
Indicated Value	413,393 116.42 Per SqFt
Agland Value	
Site Improvements	15,106
Total Value	428,499 120.67 Total Value Per SqFt

### Cost Approach Manual : 01/2025

Base Cost	100.95	Total Misc Impr	+	36,502
Roofing Adj	+ 5.53	Garage Cost	+	25,226
Subfloor Adj	+ -4.30	Total RCN	=	500,774
Heat/Cool Adj	+ 16.31	Depreciation ( 51%)	-	255,395
Plumbing Adj	+ 5.15	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	245,379
Adj Base Cost	= 123.64	Lot Value	+	168,014
Total Area	x 3,551	Indicated Value	=	413,393
Adjusted Cost	= 439,046	Value Per SqFt		116.42

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	10714	12x6		72	32.96		2,373
PRCH	SLAB PORCH - COVERED	10715	30x8		240	32.13		7,711
EPSW	ENCLOSED PORCH - SOLID WALL	10716	16x9		144	85.72		12,344
CPDT	CARPORT - DETACHED	123539	24x20		480	14.23		6,830



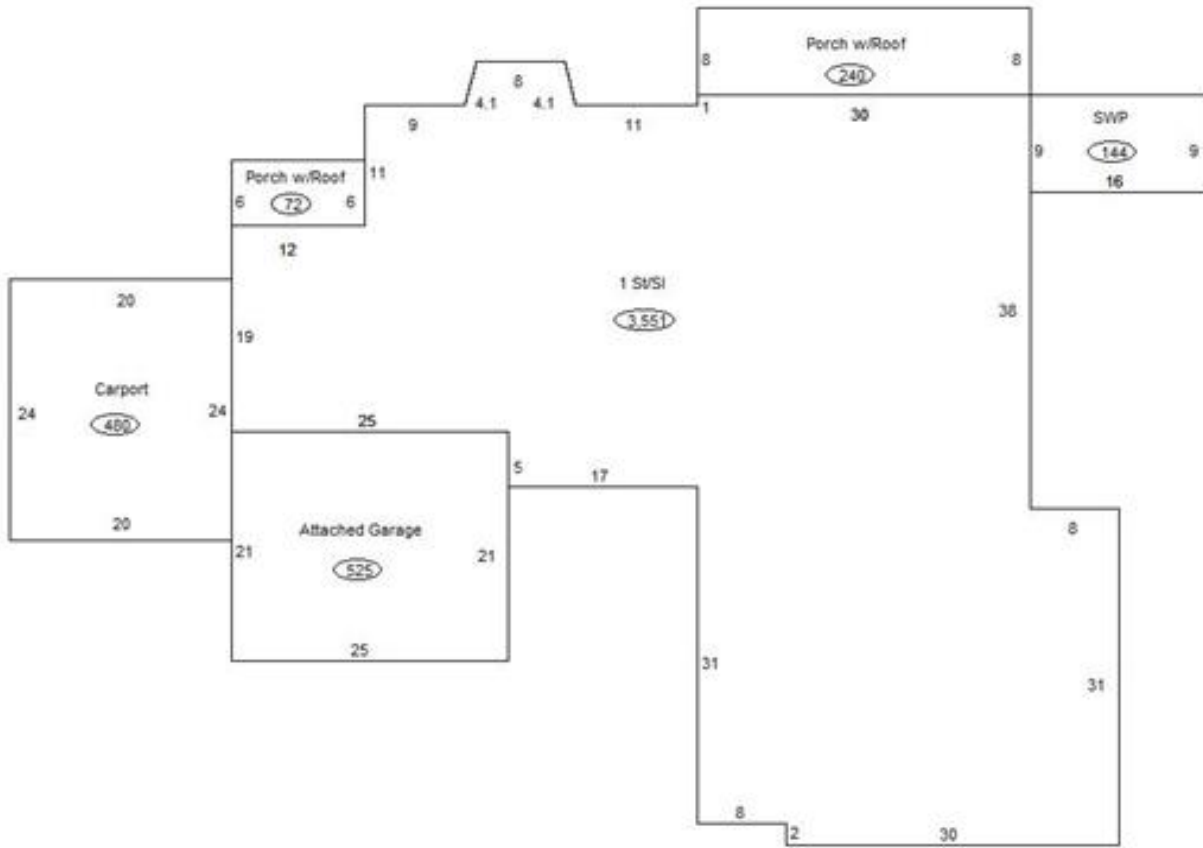
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Sketch Image

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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	3,551	1.000	3,551
2	G	1		13	Attached Garage	525	1.000	525
3	M	PRCH		13	SLBC	72	1.000	72
4	M	PRCH		13	SLBC	240	1.000	240
5	M	EPSW		13	EPSW	144	1.000	144
6	M	CPDT		13	Carport	480	1.000	480
<b>Total Building Area</b>						<b>3,551</b>		<b>3,551</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STGG	STG GOOD	0x0x0			348
	Qual	4	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (9.36 x 348) 3,257		<b>Modifier Total</b>	<b>RCN</b> 3,257	<b>Depr (20% Phys/ % Func)</b> 651	<b>RCNLD</b> 2,606
	SV	SWIM VINYL	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (25,000.00 x 1) 25,000		<b>Modifier Total</b>	<b>RCN</b> 25,000	<b>Depr (50% Phys/ % Func)</b> 12,500	<b>RCNLD</b> 12,500