




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	660004310				 <p>\\tsclient\T\TOMMY DUNLAP\New folder (172)\IMG_0041.JPG 4/14/2023</p>				
Parcel ID	000000-00-0-10520-005-0001								
Cadastral ID	05-21-16-08610								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	56484								
CROFF, DEANNA									
1818 N MEADOW ROAD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	01818 N MEADOW RD								
Subdivision	WILL ROGERS HGTS III								
Lot/Block	0001 / 0005	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: 36.32784069 -95.62835266									
Building Permits									
LOT 1 BLOCK 5 WILL ROGERS HGTS III									
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	0	Land Value	54,678	36,979	11%	4,068	Assessed	12,626	1,167.02
Year Frozen	2017	Improvements	115,044	77,804		8,558	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00
TIF Project ID	0	Total Value	169,722	114,783		12,626	Total Taxable	11,626	1,075.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660004310	CROFF, DEANNA	17	165,984	1000	11,626	1,075.00		
2024	2024-660004310	CROFF, DEANNA	17	172,801	1000	11,626	1,074.00		
2023	2023-660004310	CROFF, DEANNA	17	131,864	1000	11,626	1,065.00		
2022	2022-660004310	CROFF, DEANNA	17	118,620	1000	11,626	1,076.00		
2021	2021-660004310	CROFF, DEANNA	17	122,938	1000	11,626	1,027.00		
2020	2020-660004310	CROFF, DEANNA	17	120,985	1000	11,626	1,065.00		
2019	2019-660004310	CROFF, DEANNA	17	114,783	1000	11,626	1,077.00		
2018	2018-660004310	CROFF, DEANNA	17	119,615	1000	12,049	1,113.00		
2017	2017-660004310	CROFF, DEANNA	17	118,627	1000	12,049	1,107.00		
2016	2016-660004310	CROFF, DEANNA	17	115,649	1000	11,721	1,100.00		
2015	2015-660004310	CROFF, DEANNA	17	114,576	1000	11,589	1,045.00		
2014	2014-660004310	CROFF, DEANNA	17	115,519	1000	11,222	1,041.00		
2013	2013-660004310	CROFF, DEANNA	17	109,010	1000	10,865	994.00		



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	9728		
Non-Ag Acres	0.2874		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	12,520.00 x 4.37 = 54,678		
Factor Value			
Adjustments	1.0000		
Lot Value	54,678		



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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	1,524 / 1,524
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,524
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	500 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1975 / 38

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	160,281	105.17	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	180,970		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.56	Total Misc Impr	+	7,953			
Roofing Adj	+ 4.49	Garage Cost	+	13,720			
Subfloor Adj	+ -1.15	Total RCN	=	217,065			
Heat/Cool Adj	+ 11.47	Depreciation (47%)	-	102,021			
Plumbing Adj	+ 6.84	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	115,044			
Adj Base Cost	= 128.21	Lot Value	+	54,678			
Total Area	x 1,524	Indicated Value	=	169,722			
Adjusted Cost	= 195,392	Value Per SqFt		111.37			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	115,044		
Lot Value	54,678		
Indicated Value	169,722	111.37	Per SqFt
Agland Value			
Site Improvements			
Total Value	169,722	111.37	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	11070	11x4		44	24.13		1,062
PATO	SLAB PORCH - OPEN	11071	176		176	10.20		1,795



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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/Sl	1,524	1.000	1,524
2	G	1		13	Attached Garage	500	1.000	500
3	M	PRCH		13	SLBC	44	1.000	44
4	M	PATO		13	Open Slab	176	1.000	176
Total Building Area						1,524		1,524