



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 660004314 Parcel ID 000000-00-0-10520-005-0005 Cadastral ID 05-21-16-08650 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 333695 RJ STANLEY ENTERPRISES INC PO BOX 173 INOLA OK 74036-0000 Parcel Location Situs 01710 MEADOW RD Subdivision WILL ROGERS HGTS III Lot/Block 0005 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (172)\IMG_0050.JPG 4/14/2023</p>														
Legal Description Lat/Long: 36.32660646 -95.62839242																			
LOT 5 BLOCK 5 WILL ROGERS HGTS III					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> </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	No	1,000		/	WILKINSON, WAUTHENA M	03/03/2021	118,000	YES										
					997/361	SANFORD, ROBERT E &	07/29/1995	82,500	No										
					870/540	SELLER	01/02/1992	68,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2022		Land Value	51,018	18,484	11%	2,033	Assessed	15,026 1,388.85										
Year Frozen	2005		Improvements	136,816	118,115		12,993	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0 0.00										
TIF Project ID	0		Total Value	187,834	136,599		15,026	Total Taxable	15,026 1,389.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660004314	RJ STANLEY ENTERPRISES INC			17	183,303	0	14,310	1,323.00										
2024	2024-660004314	RJ STANLEY ENTERPRISES INC			17	189,565	0	13,629	1,260.00										
2023	2023-660004314	RJ STANLEY ENTERPRISES INC			17	118,000	0	12,980	1,189.00										
2022	2022-660004314	RJ STANLEY ENTERPRISES INC			17	118,000	0	12,980	1,202.00										
2021	2021-660004314	RJ STANLEY ENTERPRISES INC			17	168,837	1000	9,805	866.00										
2020	2020-660004314	WILKINSON, WAUTHENA M			17	166,059	1000	9,805	898.00										
2019	2019-660004314	WILKINSON, WAUTHENA M			17	156,102	1000	9,805	908.00										
2018	2018-660004314	WILKINSON, WAUTHENA M			17	162,195	1000	9,805	906.00										
2017	2017-660004314	WILKINSON, WAUTHENA M			17	160,804	1000	9,806	901.00										
2016	2016-660004314	WILKINSON, WAUTHENA M			17	156,566	1000	9,805	920.00										
2015	2015-660004314	WILKINSON, WAUTHENA M			17	151,548	1000	9,805	884.00										
2014	2014-660004314	WILKINSON, WAUTHENA M			17	152,805	1000	9,805	909.00										
2013	2013-660004314	WILKINSON, WAUTHENA M			17	143,678	1000	9,806	897.00										



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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	11864		
Non-Ag Acres	0.2569		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	11,189.00 x 4.56 = 51,018		
Factor Value			
Adjustments	1.0000		
Lot Value	51,018		



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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, Stone
Base/Total Area	1,778 / 1,778
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,778
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	644 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	188,732	106.15	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	222,260		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.91	Total Misc Impr	+ 11,157				
Roofing Adj	+ 4.37	Garage Cost	+ 16,789				
Subfloor Adj	+ -1.15	Total RCN	= 258,144				
Heat/Cool Adj	+ 11.47	Depreciation (47%)	- 121,328				
Plumbing Adj	+ 5.87	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 136,816				
Adj Base Cost	= 129.47	Lot Value	+ 51,018				
Total Area	x 1,778	Indicated Value	= 187,834				
Adjusted Cost	= 230,198	Value Per SqFt	105.64				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	136,816		
Lot Value	51,018		
Indicated Value	187,834	105.64	Per SqFt
Agland Value			
Site Improvements			
Total Value	187,834	105.64	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	11086	17x6		102	23.95		2,443
PATO	SLAB PORCH - OPEN	11087	445		445	8.13		3,618



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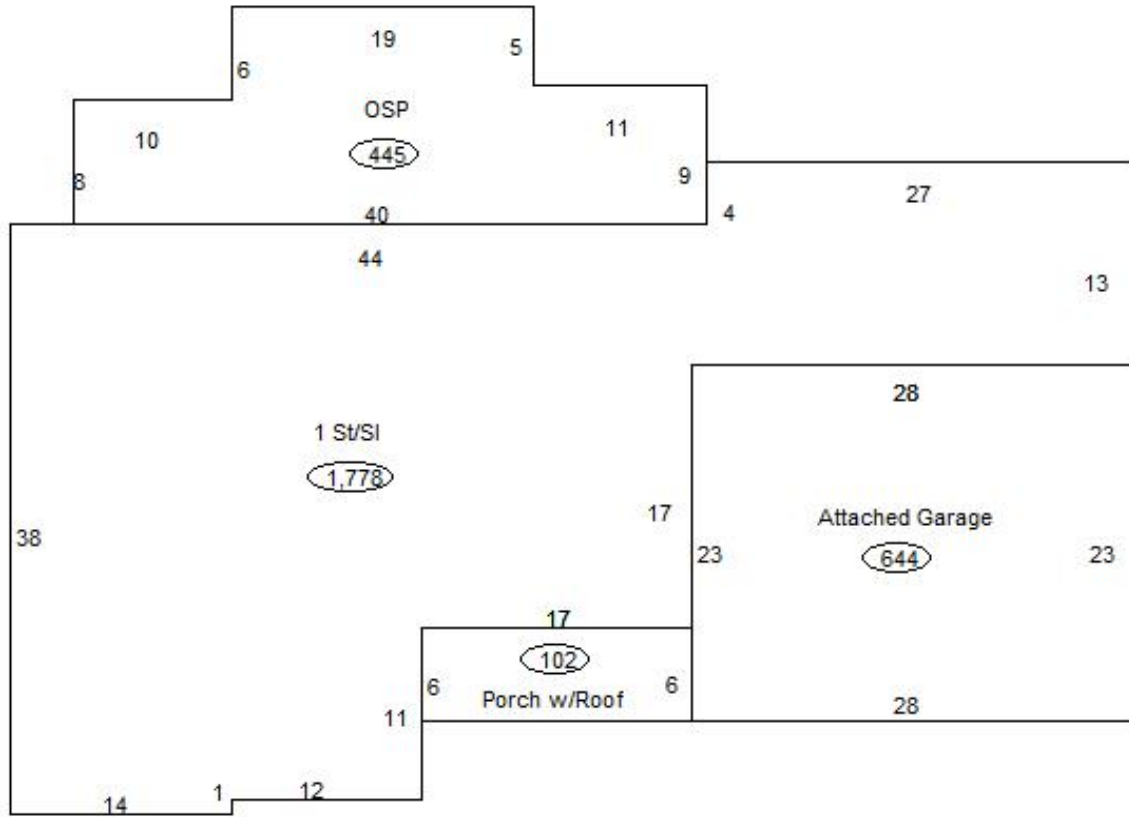
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Sketch Image

660004314



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,778	1.000	1,778
2	G	1		13	Attached Garage	644	1.000	644
3	M	PRCH		13	SLBC	102	1.000	102
4	M	PATO		13	Open Slab	445	1.000	445
Total Building Area						1,778		1,778