




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image														
Account 660004360 Parcel ID 000000-00-0-10525-003-0008 Cadastral ID 05-21-16-09110 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 341318 BOURGEOIS, ALEX J & KAYLEE R BART 1452 PARADISE LN CLAREMORE OK 74017-0000 Parcel Location Situs 01452 PARADISE LN Subdivision WILL ROGERS HGTS IV Lot/Block 0008 / 0003 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 (176)\IMG_0003.JPG 4/19/2023</p>														
Legal Description Lat/Long: 36.32441801 -95.62645254																			
LOT 8 BLOCK 3 WILL ROGERS HGTS IV					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		/	TULL, ROBERT E & WARREN, RICK D	04/18/2023 04/29/1994	200,000 64,500	YES Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2024		Land Value 45,817	45,817	11%	5,040	Assessed	21,441	1,981.79										
Year Frozen	0		Improvements 149,099	149,099		16,401	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 194,916	194,916		21,441	Total Taxable	21,441	1,982.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660004360	BOURGEOIS, ALEX J &			17	191,771	0	21,095	1,950.00										
2024	2024-660004360	BOURGEOIS, ALEX J &			17	214,303	0	23,574	2,179.00										
2023	2023-660004360	BOURGEOIS, ALEX J &			17	139,820	1000	13,132	1,203.00										
2022	2022-660004360	TULL, ROBERT E &			17	128,580	1000	12,720	1,177.00										
2021	2021-660004360	TULL, ROBERT E &			17	135,193	1000	12,321	1,088.00										
2020	2020-660004360	TULL, ROBERT E &			17	133,042	1000	11,934	1,093.00										
2019	2019-660004360	TULL, ROBERT E &			17	124,598	1000	11,556	1,070.00										
2018	2018-660004360	TULL, ROBERT E &			17	129,828	1000	11,190	1,034.00										
2017	2017-660004360	TULL, ROBERT E &			17	128,738	1000	10,836	995.00										
2016	2016-660004360	TULL, ROBERT E &			17	125,469	1000	10,491	985.00										
2015	2015-660004360	TULL, ROBERT E &			17	122,848	1000	10,157	916.00										
2014	2014-660004360	TULL, ROBERT E &			17	123,855	1000	9,832	912.00										
2013	2013-660004360	TULL, ROBERT E &			17	118,027	1000	9,516	871.00										




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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 10500 Non-Ag Acres 0.2538 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 11,055.00 x 4.58 = 50,649 Factor Value Adjustments 0.9046 Lot Value 45,817		 <p>\\tsclient\T\TOMMY DUNLAP\New folder (176)\IMG_0003.JPG 4/19/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,506 / 1,506
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,506
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	506 Attached Garage - Unfinished 2 Stalls
Remodel	STANDARD -
Year/Eff Age	1979 / 25

Cost Approach				Manual : 01/2025			
Base Cost	109.97	Total Misc Impr	+ 10,174				
Roofing Adj	+ 4.41	Garage Cost	+ 13,854				
Subfloor Adj	+ -1.15	Total RCN	= 225,907				
Heat/Cool Adj	+ 11.47	Depreciation (34%)	- 76,808				
Plumbing Adj	+ 9.35	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 149,099				
Adj Base Cost	= 134.05	Lot Value	+ 45,817				
Total Area	x 1,506	Indicated Value	= 194,916				
Adjusted Cost	= 201,879	Value Per SqFt	129.43				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	163,394	108.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	180,370		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	149,099		
Lot Value	45,817		
Indicated Value	194,916	129.43	Per SqFt
Agland Value			
Site Improvements			
Total Value	194,916	129.43	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	11314	19x4		76	24.03		1,826
PATO	SLAB PORCH - OPEN	11315	20x20		400	8.13		3,252



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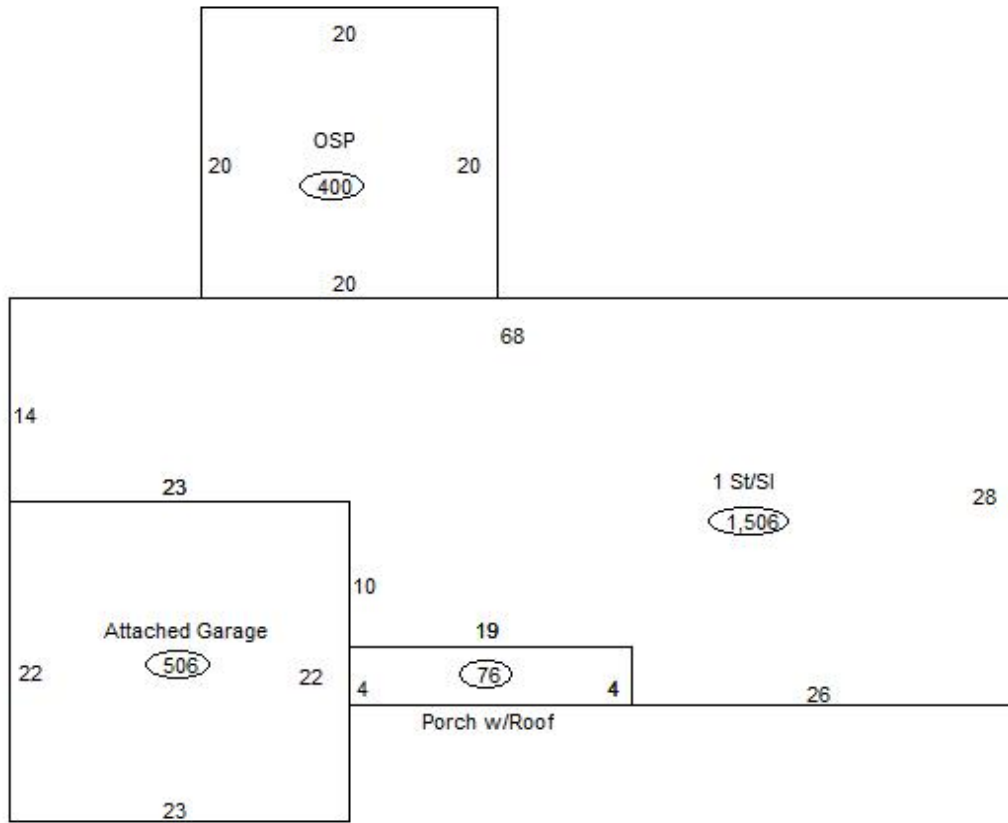
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Sketch Image

660004360



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,506	1.000	1,506
2	G	1		13	Attached Garage	506	1.000	506
3	M	PRCH		13	SLBC	76	1.000	76
4	M	PATO		13	Open Slab	400	1.000	400
Total Building Area						1,506		1,506