



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 660004364 Parcel ID 000000-00-0-10525-003-0012 Cadastral ID 05-21-16-09150 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 54924 BROWN, DAVID RAY & DEANA D 1460 PARADISE LN CLAREMORE OK 74017-0000 Parcel Location Situs 01642 PARADISE LN Subdivision WILL ROGERS HGTS IV Lot/Block 0012 / 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_0009.JPG 4/19/2023</p>														
Legal Description Lat/Long: 36.32443391 -95.62759418																			
LOT 12 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 colspan="5" style="height: 100px;"> </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	750/172				0 No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	0	Land Value	48,999	23,128	11%	2,544	Assessed	14,122	1,305.30										
Year Frozen	0	Improvements	142,157	105,259		11,578	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00										
TIF Project ID	0	Total Value	191,156	128,387		14,122	Total Taxable	13,122	1,213.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660004364	BROWN, DAVID RAY & DEANA D			17	184,165	1000	12,711	1,175.00										
2024	2024-660004364	BROWN, DAVID RAY & DEANA D			17	188,232	1000	12,312	1,138.00										
2023	2023-660004364	BROWN, DAVID RAY & DEANA D			17	141,794	1000	11,924	1,092.00										
2022	2022-660004364	BROWN, DAVID RAY & DEANA D			17	130,321	1000	11,548	1,069.00										
2021	2021-660004364	BROWN, DAVID RAY & DEANA D			17	136,439	1000	11,182	987.00										
2020	2020-660004364	BROWN, DAVID RAY & DEANA D			17	137,381	1000	10,828	992.00										
2019	2019-660004364	BROWN, DAVID RAY & DEANA D			17	128,408	1000	10,484	971.00										
2018	2018-660004364	BROWN, DAVID RAY & DEANA D			17	132,194	1000	10,149	938.00										
2017	2017-660004364	BROWN, DAVID RAY & DEANA D			17	131,076	1000	9,825	902.00										
2016	2016-660004364	BROWN, DAVID RAY & DEANA D			17	127,741	1000	9,509	893.00										
2015	2015-660004364	BROWN, DAVID RAY & DEANA D			17	126,382	1000	9,203	830.00										
2014	2014-660004364	BROWN, DAVID RAY & DEANA D			17	128,715	1000	8,906	826.00										
2013	2013-660004364	BROWN, DAVID RAY & DEANA D			17	122,723	1000	8,617	789.00										



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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	10500	
Non-Ag Acres	0.24	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,455.00 x 4.69 = 48,999	
Factor Value		
Adjustments	1.0000	
Lot Value	48,999	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,605 / 1,605
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,605
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	273 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1978 / 36

Cost Approach		Manual : 01/2025	
Base Cost	112.37	Total Misc Impr	+ 18,650
Roofing Adj	+ 4.91	Garage Cost	+ 10,415
Subfloor Adj	+ -2.31	Total RCN	= 249,399
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 107,242
Plumbing Adj	+ 9.67	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 142,157
Adj Base Cost	= 137.28	Lot Value	+ 48,999
Total Area	x 1,605	Indicated Value	= 191,156
Adjusted Cost	= 220,334	Value Per SqFt	119.10



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	167,402	104.30	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	171,010		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	142,157		
Lot Value	48,999		
Indicated Value	191,156	119.10	Per SqFt
Agland Value			
Site Improvements			
Total Value	191,156	119.10	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	11331	4x2		8	26.90		215
PRCH	SLAB PORCH - COVERED	11332	238		238	26.18		6,231
CPDT	CARPORT - DETACHED	11333	29x20		580	11.36		6,589



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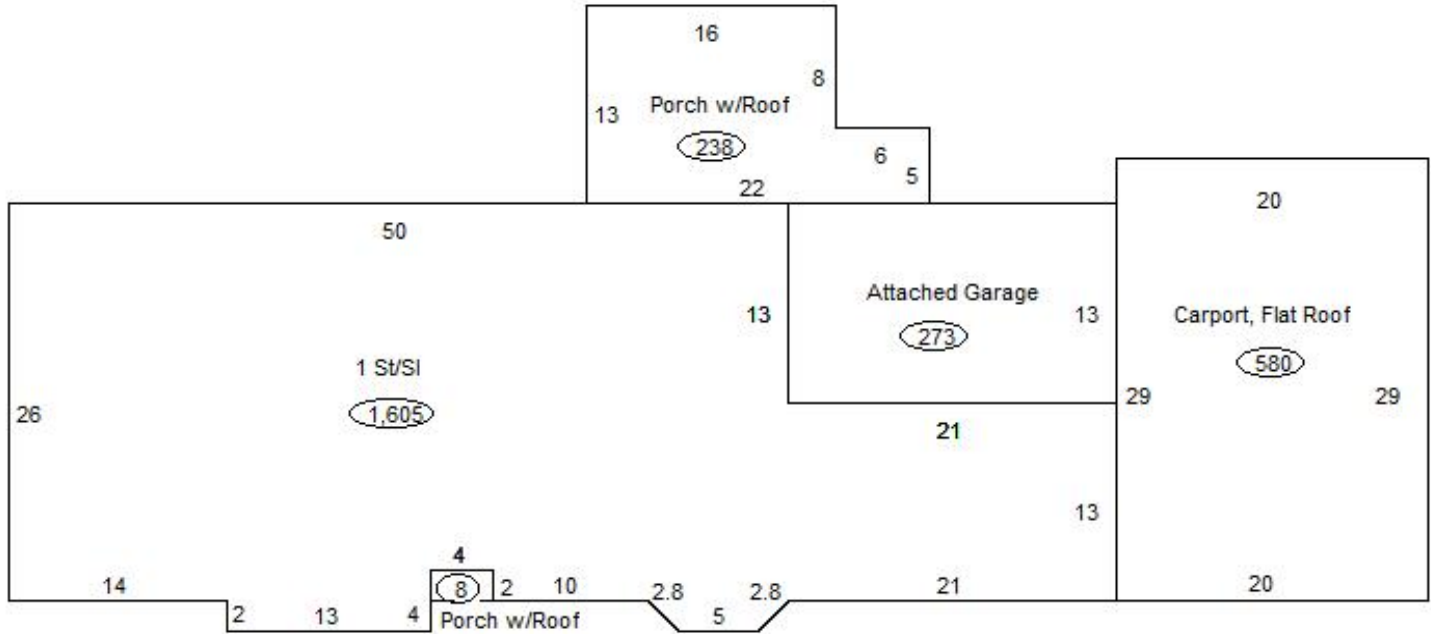
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Sketch Image

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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	1,605	1.000	1,605
2	G	1		13	Attached Garage	273	1.000	273
3	M	PRCH		13	SLBC	8	1.000	8
4	M	PRCH		13	SLBC	238	1.000	238
5	G	4		13	Carport, Flat Roof	580	1.000	580
Total Building Area						1,605		1,605



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
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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)					

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)					