



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	660004649													
Parcel ID	22N16E-05-1-00000-000-0000													
Cadastral ID	05-22-16-00100													
Property Type	REAL - Real Property													
Property Class	RA	VI Area 1												
Tax Area	11 - SEQUOYAH/NW FIRE													
Name ID	36204													
TIBLOW, MELVIN J														
11595 E KAY PL CLAREMORE OK 74017-0000														
Parcel Location														
Situs	11595 E KAY PL													
Subdivision														
Lot/Block	/	Parcel Size	3.55 - Acres											
Sec/Twn/Rng	5 / 22 / 16 / 1													
Neighborhood	6030 - UNPLATTED													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description Lat/Long: 36.41917213 -95.62321768														
BEG; NW/C S2 NE, ELY ALG N/L S2 NE 443.76' SLY & PARALLEL TO E/L 304.11' WLY & PARALLEL TO S/L S2 NE 48.5' SLY & PAR. TO E/L 50' WLY PARALLEL TO S/L 396.28' NLY ALG W/L 353.92' TO POB														
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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	Yes	1,000	1,000	818/408			9,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax						
Remove Cap	0	Land Value	784	784	11%	86	Assessed	13,289	1,359.88					
Year Frozen	0	Improvements	143,891	120,024		13,203	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00					
TIF Project ID	0	Total Value	144,675	120,808		13,289	Total Taxable	12,289	1,272.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660004649	TIBLOW, MELVIN J			11	133,304	1000	11,902	1,232.00					
2024	2024-660004649	TIBLOW, MELVIN J			11	118,174	1000	11,526	1,198.00					
2023	2023-660004649	TIBLOW, MELVIN J			11	114,543	1000	11,161	1,183.00					
2022	2022-660004649	TIBLOW, MELVIN J			11	107,338	1000	10,807	1,154.00					
2021	2021-660004649	TIBLOW, MELVIN J & DONNA J			11	108,429	1000	10,927	1,126.00					
2020	2020-660004649	TIBLOW, MELVIN J & DONNA J			11	109,063	1000	10,885	1,158.00					
2019	2019-660004649	TIBLOW, MELVIN J & DONNA J			11	104,902	1000	10,539	1,107.00					
2018	2018-660004649	TIBLOW, MELVIN J & DONNA J			11	108,945	1000	10,984	1,164.00					
2017	2017-660004649	TIBLOW, MELVIN J & DONNA J			11	108,018	1000	10,882	1,126.00					
2016	2016-660004649	TIBLOW, MELVIN J & DONNA J			11	105,072	1000	10,558	1,101.00					
2015	2015-660004649	TIBLOW, MELVIN J & DONNA J			11	102,644	1000	10,291	1,083.00					
2014	2014-660004649	TIBLOW, MELVIN J & DONNA J			11	105,589	1000	10,196	1,072.00					
2013	2013-660004649	TIBLOW, MELVIN J & DONNA J			11	98,821	1000	9,870	1,021.00					



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Lot Data		Square-Foot - UNPLATTED (ACRES)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Square-Foot							
Base Lot Value								
Factor Value		\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-4\IMG_000; 11/4/2022						
Adjustments		GRM Approach						
Lot Value		GRM Code		0.00				
		Gross Rent		0.00				
		Indicated Value						
		Multiple Regression						
		MRA Code						
		Adusted R						
		Indicated Value						
		Direct Comparables						
		Selection Model		1 Res				
		Adjustment Model		A2 AO Test				
		Comparables						
		Indicated Value						
		Value Reconciliation						
		Selected Approach Cost Approach						
		Improvements						
		Lot Value		0.00 Per SqFt				
		Indicated Value		0.00 Per SqFt				
		Agland Value		784				
		Site Improvements		34,485				
		Total Value		35,269 0.00 Total Value Per SqFt				
Cost Approach								
Manual : 01/2025								
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+					
Total Area	x	Indicated Value	=					
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,200
	Qual 2	Cond 3	Year 2006	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
		Base Cost (30.25 x 1,200)	36,300	36,300	1,815	34,485



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Lot Data		Primary Image						
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method								
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
Residential Data		GRM Approach						
Type	6 Mobile Home 80 x 28	GRM Code						
Condition	4 - Good	Gross Rent	0.00					
Quality	3.8 - Average	Indicated Value						
Architecture	1DW EXCP DWIDE MH	Multiple Regression						
Style	100% Double Wide	MRA Code						
Exterior Wall	100% Frame, Siding, Vinyl	Adusted R						
Base/Total Area	2,240 / 2,240	Indicated Value						
Style	100% Double Wide	Direct Comparables						
HVAC	100% Warmed & Cooled Air	Selection Model	1 Res					
Roof Cover	1 Composition Shingle	Adjustment Model	A2 AO Test					
Area on Slab	0	Comparables						
Fixture/RghIn	11 /	Indicated Value						
Bed/F/H Bath	3 / 2.0 /	Value Reconciliation						
Basement Area		Selected Approach	Cost Approach					
Garage Type		Improvements	109,406					
Remodel		Lot Value						
Year/Eff Age	2002 / 14	Indicated Value	109,406 48.84 Per SqFt					
		Agland Value						
		Site Improvements						
		Total Value	109,406 48.84 Total Value Per SqFt					
Cost Approach		Manual : 01/2025						
Base Cost	65.86	Total Misc Impr	+ 0					
Roofing Adj	+ 3.16	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 179,178					
Heat/Cool Adj	+ 2.54	Depreciation (44%)	- 78,838					
Plumbing Adj	+ 8.43	Lump Sums	+ 9,066					
Basement Adj	+ 0.00	RCNLD	= 109,406					
Adj Base Cost	= 79.99	Lot Value	+ 0					
Total Area	x 2,240	Indicated Value	= 109,406					
Adjusted Cost	= 179,178	Value Per SqFt	48.84					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	140790	16x12		192	47.22		9,066



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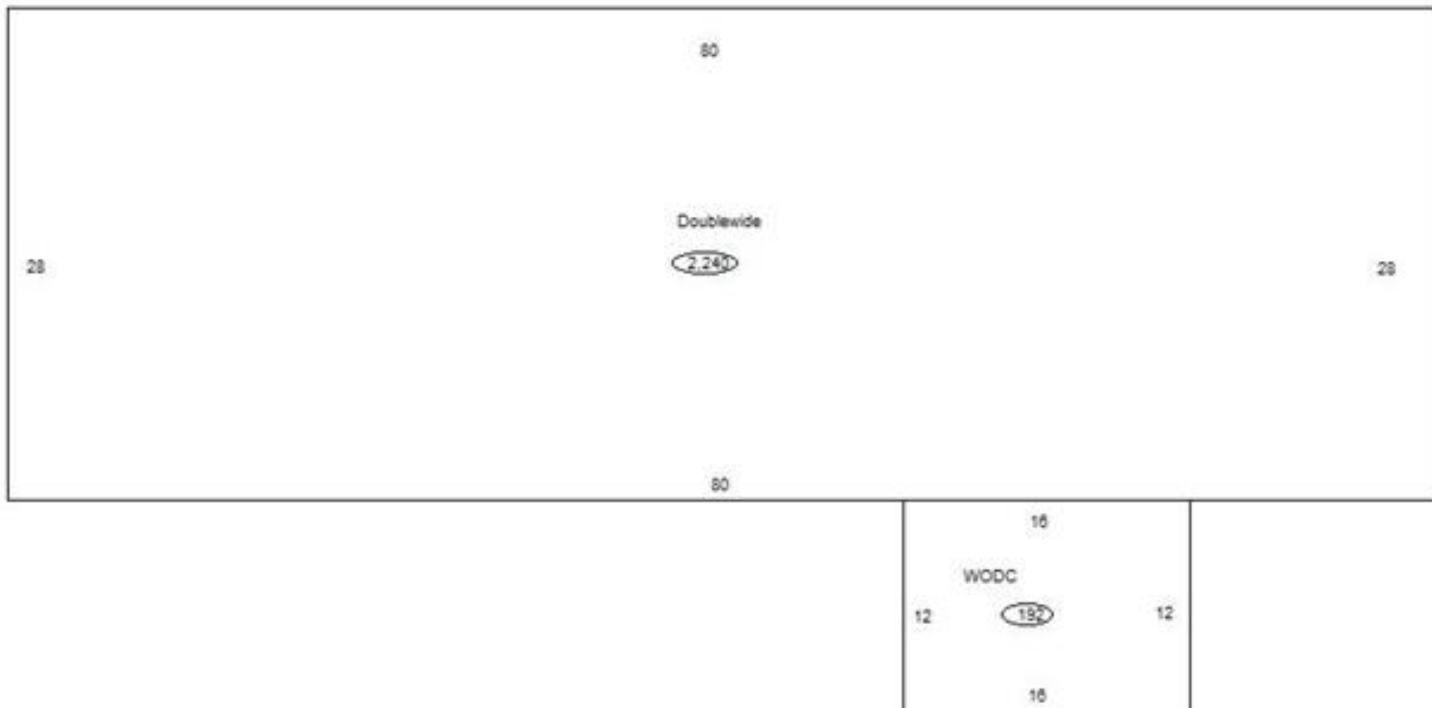
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		10	Doublewide	2,240	1.000	2,240
2	M	WODC		10	WODC	192	1.000	192
Total Building Area						2,240		2,240



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
NAB	NEWTONIA SILT LOAM 1-3% S	IMP PST	80			1.550	224	224	347	347
SUB	SUMMIT SILTY CLAY LOAM 1-	IMP PST	78			2.000	218	218	437	437
IMP PST Totals						3.550			784	784
Total Agland						3.550			784	784