



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 660004883 Parcel ID 000000-00-0-00252-002-0003 Cadastral ID 06-20-16-04630 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 270980 ELLISON, DALE G JR & DONNA LEE 10502 E 530 RD CLAREMORE OK 74019-0000 Parcel Location Situs 10502 E 530 RD Subdivision DIXIE ESTATES Lot/Block 0003 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 6 / 20 / 16 / 5 Neighborhood 1083 - R-V01-SW CLAREMORE School District S008 - VERDIGRIS SCHOOLS																																																						
Legal Description Lat/Long: 36.24911766 -95.64433795										Building Permits																																												
Legal Description Lot 3 Block 2 Dixie Estates				<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																																													
					1166/271	STONE, JAMES D &	04/12/1999	80,667	No																																													
					901/344	STONE, JAMES D &	12/09/1992	0	No																																													
Parcel Valuation				<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>104.132</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2000</td> <td>Land Value 72,267</td> <td>34,696</td> <td>11%</td> <td>3,817</td> <td>Assessed</td> <td>17,309</td> <td>1,802.42</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 127,866</td> <td>122,648</td> <td></td> <td>13,492</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 200,133</td> <td>157,344</td> <td></td> <td>17,309</td> <td>Total Taxable</td> <td>17,309</td> <td>1,802.00</td> </tr> </tbody> </table>						Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax	Remove Cap	2000	Land Value 72,267	34,696	11%	3,817	Assessed	17,309	1,802.42	Year Frozen	0	Improvements 127,866	122,648		13,492	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 200,133	157,344		17,309	Total Taxable	17,309	1,802.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660004883	ELLISON, DALE G JR &	80	189,075	0	16,484	1,717.00																																															
2024	2024-660004883	ELLISON, DALE G JR &	80	189,481	0	15,699	1,505.00																																															
2023	2023-660004883	ELLISON, DALE G JR &	80	135,922	0	14,951	1,411.00																																															
2022	2022-660004883	ELLISON, DALE G JR &	80	134,829	0	14,831	1,426.00																																															
2021	2021-660004883	ELLISON, DALE G JR &	80	128,418	0	14,126	1,323.00																																															
2020	2020-660004883	ELLISON, DALE G JR &	80	129,135	0	14,205	1,332.00																																															
2019	2019-660004883	ELLISON, DALE G JR &	80	123,537	0	13,589	1,294.00																																															
2018	2018-660004883	ELLISON, DALE G JR &	80	127,912	0	14,070	1,341.00																																															
2017	2017-660004883	ELLISON, DALE G JR &	80	126,968	0	13,966	1,334.00																																															
2016	2016-660004883	ELLISON, DALE G JR &	80	124,062	0	13,647	1,308.00																																															
2015	2015-660004883	ELLISON, DALE G JR &	80	120,823	0	13,291	1,284.00																																															
2014	2014-660004883	ELLISON, DALE G JR &	80	124,032	0	13,237	1,209.00																																															
2013	2013-660004883	ELLISON, DALE G JR &	80	114,605	0	12,607	1,194.00																																															



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Lot Data	Square-Foot - NBHD 1083 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0451	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	45,523.00 x 1.59 = 72,267	
Factor Value		
Adjustments	1.0000	
Lot Value	72,267	

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Plywood or Ha
Base/Total Area	1,217 / 1,217
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,217
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	462 Attached Garage - Finished
Remodel	
Year/Eff Age	1968 / 40



D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-27\IMG 9/27/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	160,924	132.23	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	200,450		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	113,817		
Lot Value	72,267		
Indicated Value	186,084	152.90	Per SqFt
Agland Value			
Site Improvements	14,049		
Total Value	200,133	164.45	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	114.84	Total Misc Impr	+	23,364			
Roofing Adj	+ 5.11	Garage Cost	+	18,817			
Subfloor Adj	+ -2.41	Total RCN	=	210,772			
Heat/Cool Adj	+ 12.64	Depreciation (46%)	-	96,955			
Plumbing Adj	+ 8.35	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	113,817			
Adj Base Cost	= 138.53	Lot Value	+	72,267			
Total Area	x 1,217	Indicated Value	=	186,084			
Adjusted Cost	= 168,591	Value Per SqFt		152.90			

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	12307	5x3		15	26.88		403
EPSW	ENCLOSED PORCH - SOLID WALL	12308	20x12		240	68.83		16,519
PATO	SLAB PORCH - OPEN	12309	12x6		72	11.48		827



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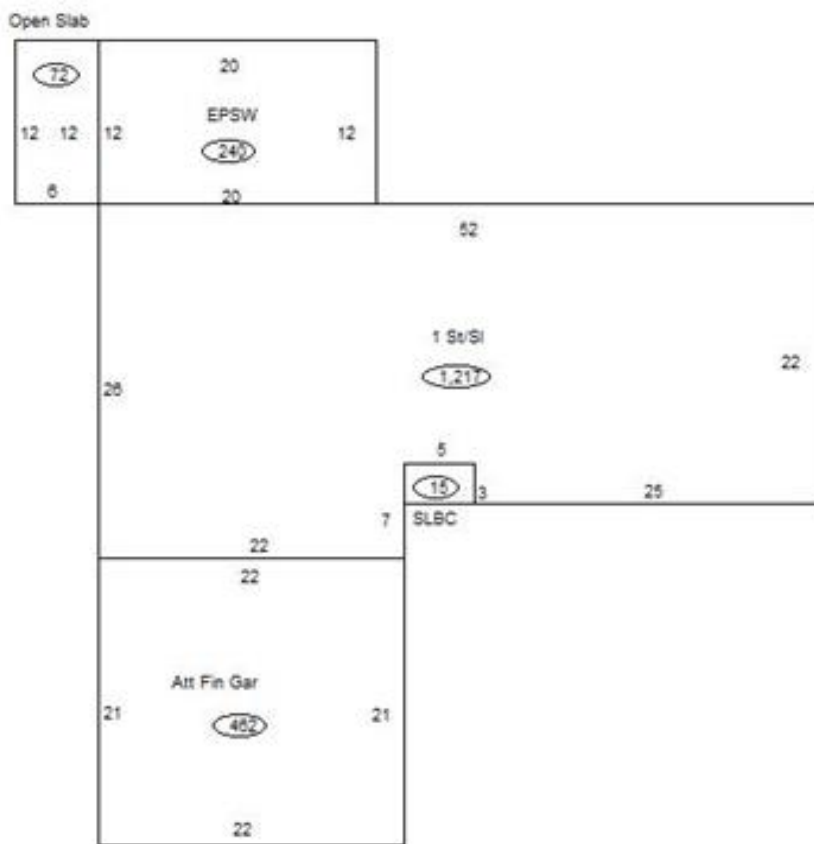
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Sketch Image

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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/SI	1,217	1.000	1,217
2	G	5		13	Att Fin Gar	462	1.000	462
3	M	PRCH		13	SLBC	15	1.000	15
4	M	EPSW		13	EPSW	240	1.000	240
5	M	PATO		13	Open Slab	72	1.000	72
Total Building Area						1,217		1,217



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	24x30x10	Concrete	Formed Metal	720
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)		RCNLD
Base Cost (31.86 x 720)		22,939		22,939 11,240		11,699
SHDS	Shed - Small		10x10x6	Concrete	Composition Shingle	100
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)		RCNLD
Base Cost (26.13 x 100)		2,613		2,613 1,542		1,071
LNT0	Lean To - Attached		6x10x6	Dirt	Formed Metal	60
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (69% Phys/ % Func)		RCNLD
Base Cost (9.85 x 60)		591		591 408		183
LNT0	Lean To - Attached		6x10x6	Dirt	Formed Metal	60
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (69% Phys/ % Func)		RCNLD
Base Cost (9.85 x 60)		591		591 408		183
SHDS	Shed - Small		6x12x6	Plank	Composition Shingle	72
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)		RCNLD
Base Cost (30.91 x 72)		2,226		2,226 1,313		913