



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	660005704								
Parcel ID	000000-00-0-00612-009-0001								
Cadastral ID	06-22-16-01780								
Property Type	REAL - Real Property								
Property Class	RRP	VI Area 1							
Tax Area	11 - SEQUOYAH/NW FIRE								
Name ID	304161								
WILDER, ROBERT LEE									
13102 S PINE AVE CLAREMORE OK 74017-0000									
Parcel Location									
Situs	13102 E PINE ST								
Subdivision	PONDEROSA EXTENDED								
Lot/Block	0001 / 0009	Parcel Size 1 - Lots							
Sec/Twn/Rng	6 / 22 / 16 / 5								
Neighborhood	1085 - R-V04-NW SEQUOYAH								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description Lat/Long: 36.41944518 -95.64696460									
Building Permits									
LOT 1 BLOCK 9 PONDEROSA EXTENDED									
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
					Bk/Pg	Grantor	Date	Price	Code
					2152/226	HULL, DARREN K	01/07/2011	95,000	11
					1968/361	DEUTSCHE BANK NATL TRUST-CO	06/27/2008	74,000	11
					1951/923	JAUBERT, DONALD G &	04/30/2008	0	10
					1754/543	SMITH, JEAN FITTS	02/28/2006	100,000	11
					906/374	SMITH, PAUL R JR	02/17/1993	0	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax
Remove Cap	0	Land Value	10,921	10,921	11%	1,201	Assessed	11,657	1,192.88
Year Frozen	0	Improvements	95,050	95,050		10,456	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	105,971	105,971		11,657	Total Taxable	11,657	1,193.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660005704	WILDER, ROBERT LEE			11	105,505	0	11,605	1,188.00
2024	2024-660005704	WILDER, ROBERT LEE			11	112,112	0	11,100	1,140.00
2023	2023-660005704	WILDER, ROBERT LEE			11	96,107	0	10,572	1,108.00
2022	2022-660005704	WILDER, ROBERT LEE			11	96,107	0	10,572	1,115.00
2021	2021-660005704	WILDER, ROBERT LEE			11	97,122	0	10,683	1,087.00
2020	2020-660005704	WILDER, ROBERT LEE			11	96,443	0	10,564	1,110.00
2019	2019-660005704	WILDER, ROBERT LEE			11	91,467	0	10,061	1,043.00
2018	2018-660005704	WILDER, ROBERT LEE			11	95,257	0	10,478	1,098.00
2017	2017-660005704	WILDER, ROBERT LEE			11	94,437	0	10,388	1,063.00
2016	2016-660005704	WILDER, ROBERT LEE			11	91,889	0	10,108	1,040.00
2015	2015-660005704	WILDER, ROBERT LEE			11	89,913	0	9,890	1,027.00
2014	2014-660005704	WILDER, ROBERT LEE			11	91,545	0	9,604	999.00
2013	2013-660005704	WILDER, ROBERT LEE			11	85,983	0	9,146	935.00



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Lot Data		Square-Foot - NBHD 1085 #1	
Lot Size			
Lot Count			
Units Buildable	9020		
Non-Ag Acres	0.0796		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	3,467.00 x 3.15 = 10,921		
Factor Value			
Adjustments	1.0000		
Lot Value	10,921		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-7\IMG_003 11/7/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	912 / 1,368
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1992 / 26

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	106,120	77.57	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	80.14	Total Misc Impr	+	1,642			
Roofing Adj	+ 2.95	Garage Cost	+				
Subfloor Adj	+ 1.70	Total RCN	=	144,365			
Heat/Cool Adj	+ 10.30	Depreciation (38%)	-	54,859			
Plumbing Adj	+ 9.24	Lump Sums	+	5,544			
Basement Adj	+ 0.00	RCNLD	=	95,050			
Adj Base Cost	= 104.33	Lot Value	+	10,921			
Total Area	x 1,368	Indicated Value	=	105,971			
Adjusted Cost	= 142,723	Value Per SqFt		77.46			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	95,050		
Lot Value	10,921		
Indicated Value	105,971	77.46	Per SqFt
Agland Value			
Site Improvements			
Total Value	105,971	77.46	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	WOOD DECK - OPEN	13590	458		458	15.13	20%	5,544
PRCH	SLAB PORCH - COVERED	13591	13x6		78	21.05		1,642



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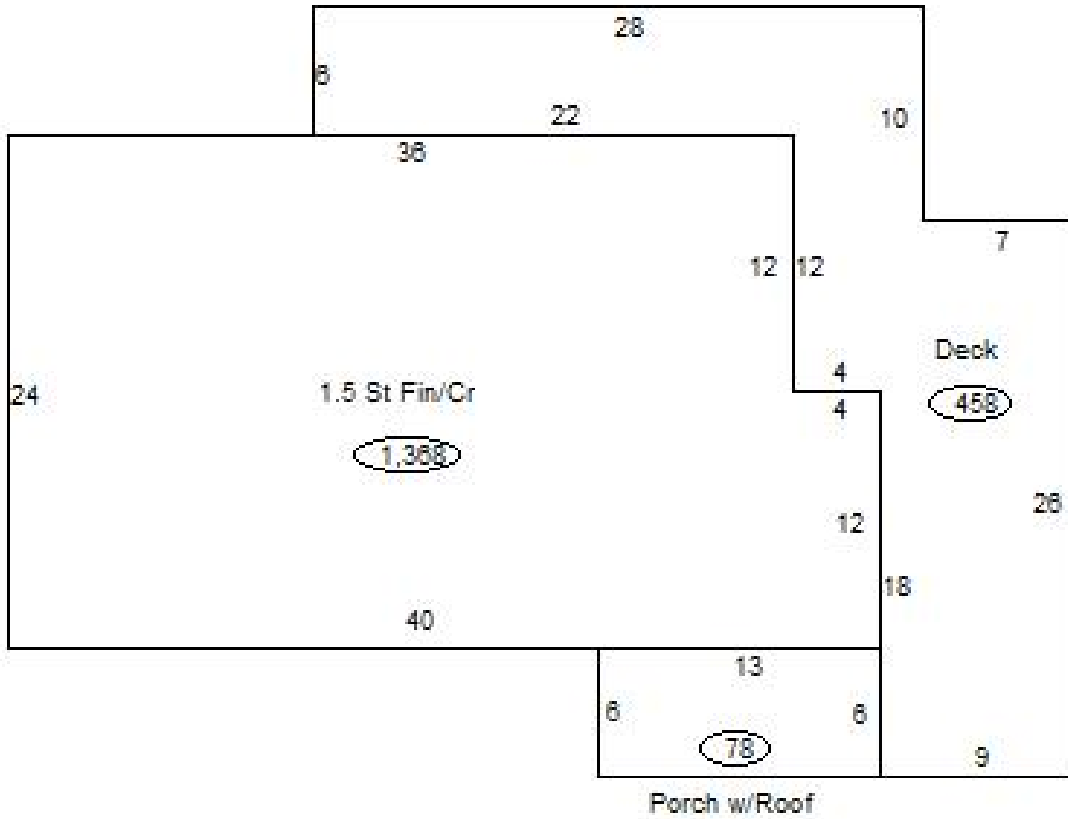
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	912	1.500	1,368
2	M	WODO		13	WODO	458	1.000	458
3	M	PRCH		13	SLBC	78	1.000	78
Total Building Area						912		1,368



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF STG FAIR		0x0x0			
	Qual 2	Cond	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x)				