



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660005788 <b>Parcel ID</b> 000000-00-0-00606-004-0014 <b>Cadastral ID</b> 06-22-16-02640 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 284170 BEYL, FRED A & NANCY  10033 E HWY 88 UNIT A CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 10033 N HWY 88 <b>Subdivision</b> PONDEROSA <b>Lot/Block</b> 0014 / 0004 <b>Parcel Size</b> 3 - Lots <b>Sec/Twn/Rng</b> 6 / 22 / 16 / 5 <b>Neighborhood</b> 1085 - R-V04-NW SEQUOYAH <b>School District</b> S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-8\IMG_002 11/8/2022</p>														
<b>Legal Description</b> Lat/Long: 36.41622881 -95.64954491																			
LOTS 13,14 & 15 BLOCK 4 PONDEROSA					<b>Building Permits</b> <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															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	Yes	1,000	1,000	1552/660	BENTLEY, AUGUSTA P	12/19/2003	105,000	11										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	102.332	<b>Current Tax</b>										
Remove Cap	2004		Land Value 139,508	74,644	11%	8,211	Assessed	16,060	1,643.44										
Year Frozen	2017		Improvements 133,357	71,352		7,849	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-88.00										
TIF Project ID	0		Total Value 272,865	145,996		16,060	Total Taxable	15,060	1,555.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660005788	BEYL, FRED A & NANCY			11	270,919	1000	15,060	1,555.00										
2024	2024-660005788	BEYL, FRED A & NANCY			11	276,599	1000	15,060	1,561.00										
2023	2023-660005788	BEYL, FRED A & NANCY			11	145,996	1000	15,060	1,592.00										
2022	2022-660005788	BEYL, FRED A & NANCY			11	145,996	1000	15,060	1,602.00										
2021	2021-660005788	BEYL, FRED A & NANCY			11	167,191	1000	16,445	1,687.00										
2020	2020-660005788	BEYL, FRED A & NANCY			11	164,693	1000	16,446	1,742.00										
2019	2019-660005788	BEYL, FRED A & NANCY			11	161,082	1000	16,446	1,719.00										
2018	2018-660005788	BEYL, FRED A & NANCY			11	169,824	1000	16,445	1,737.00										
2017	2017-660005788	BEYL, FRED A & NANCY			11	168,564	1000	16,446	1,696.00										
2016	2016-660005788	BEYL, FRED A & NANCY			11	146,423	1000	14,847	1,542.00										
2015	2015-660005788	BEYL, FRED A & NANCY			11	142,935	1000	14,386	1,507.00										
2014	2014-660005788	BEYL, FRED A & NANCY			11	145,837	1000	13,938	1,462.00										
2013	2013-660005788	BEYL, FRED A & NANCY			11	142,554	1000	13,503	1,392.00										



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Lot Data	Square-Foot - NBHD 1085 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	1.034	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	45,040.00 x 3.10 = 139,508	
Factor Value		
Adjustments	1.0000	
Lot Value	139,508	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% Two Story
Exterior Wall	40% Veneer, Stone 60% Frame, Siding, Wood
Base/Total Area	1,372 / 2,744
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,372
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1976 / 38

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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	157,679	57.46	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	68.70	Total Misc Impr	+	26,762			
Roofing Adj	+ 1.94	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	261,484			
Heat/Cool Adj	+ 10.30	Depreciation ( 49%)	-	128,127			
Plumbing Adj	+ 4.60	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	133,357			
Adj Base Cost	= 85.54	Lot Value	+	139,508			
Total Area	x 2,744	Indicated Value	=	272,865			
Adjusted Cost	= 234,722	Value Per SqFt		99.44			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	133,357		
Lot Value	139,508		
Indicated Value	272,865	99.44	Per SqFt
Agland Value			
Site Improvements			
Total Value	272,865	99.44	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	13714	26x16		416	20.17		8,391
PRCH	SLAB PORCH - COVERED	13715	49x8		392	20.21		7,922
PRCH	SLAB PORCH - COVERED	13716	288		288	20.39		5,872



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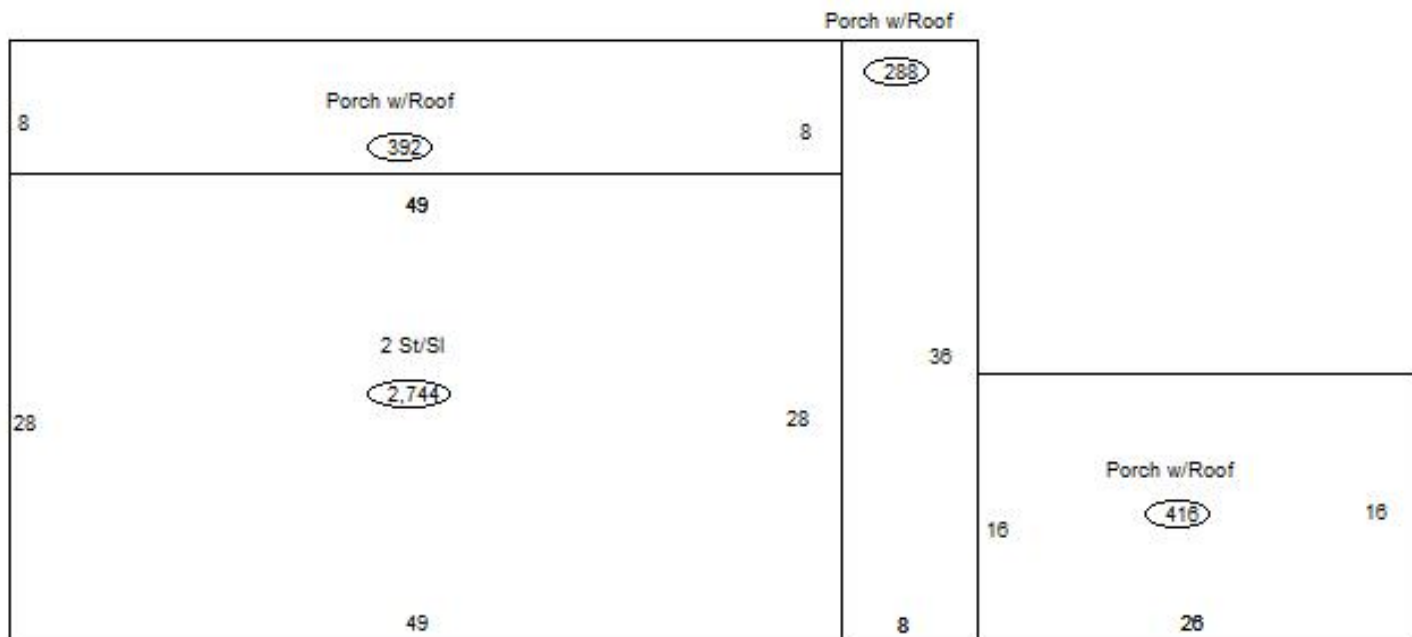
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### Sketch Image

660005788



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	13	2 St/Sl	1,372	2.000	2,744
2	M	PRCH		13	SLBC	416	1.000	416
3	M	PRCH		13	SLBC	392	1.000	392
4	M	PRCH		13	SLBC	288	1.000	288
<b>Total Building Area</b>						1,372		2,744