



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 06:17:18
 Page 1

Assessment Data					Primary Image														
Account 660006043 Parcel ID 000000-00-0-10320-001-0005 Cadastral ID 07-21-16-00050 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 341594 BARRINEAU, SALLY JANE 1910 W 4TH ST S CLAREMORE OK 74017-0000 Parcel Location Situs 01910 W 4TH ST S Subdivision PARK PLACE Lot/Block 0005 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 7 / 21 / 16 / 5 Neighborhood 1172 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (188)\IMG_0046.JPG 5/9/2023</p>														
Legal Description Lot/Long: 36.31498918 -95.63472042																			
LOT 5 BLOCK 1 PARK PLACE					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> </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										
H	Homestead	Yes	1,000	1,000	/	COPELAND, ROBERT STEVEN &	05/09/2023	275,000	YES										
H	Homestead	No	1,000		2696/715	GRAGERT, STEVEN K &	02/26/2018	174,000	YES										
					1787/908	MEADOWS, ROBERT B SR &	06/23/2006	162,500	YES										
					1254/88	GALLO, LARRY C	10/19/2000	147,500	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2024		Land Value	92,476	89,302	11%	9,823	Assessed	30,532	2,822.07									
Year Frozen	2025		Improvements	194,957	188,266		20,709	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	1,000	-92.00									
TIF Project ID	0		Total Value	287,433	277,568		30,532	Total Taxable	29,532	2,730.00									
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660006043	BARRINEAU, SALLY JANE			17	277,568	1000	29,532	2,730.00										
2024	2024-660006043	BARRINEAU, SALLY JANE			17	279,133	0	30,704	2,838.00										
2023	2023-660006043	BARRINEAU, SALLY JANE			17	208,900	1000	19,656	1,800.00										
2022	2022-660006043	COPELAND, ROBERT STEVEN &			17	182,315	1000	19,055	1,764.00										
2021	2021-660006043	COPELAND, ROBERT STEVEN &			17	187,917	1000	19,671	1,737.00										
2020	2020-660006043	COPELAND, ROBERT STEVEN &			17	186,945	1000	19,080	1,747.00										
2019	2019-660006043	COPELAND, ROBERT STEVEN &			17	177,232	1000	18,496	1,713.00										
2018	2018-660006043	COPELAND, ROBERT STEVEN &			17	187,221	1000	19,594	1,810.00										
2017	2017-660006043	GRAGERT, STEVEN K &			17	185,606	1000	19,106	1,755.00										
2016	2016-660006043	GRAGERT, STEVEN K &			17	180,436	1000	18,521	1,738.00										
2015	2015-660006043	GRAGERT, STEVEN K &			17	175,384	1000	17,952	1,619.00										
2014	2014-660006043	GRAGERT, STEVEN K &			17	178,855	1000	17,400	1,614.00										
2013	2013-660006043	GRAGERT, STEVEN K &			17	170,515	1000	16,864	1,543.00										



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 Page 2

Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	15500	
Non-Ag Acres	0.3933	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	17,130.00 x 4.49 = 76,903	
Factor Value		
Adjustments	1.2025	
Lot Value	92,476	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Wood
Base/Total Area	2,425 / 2,425
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,425
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	672 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1978 / 36



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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	263,424	108.63	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	285,980 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	194,957		
Lot Value	92,476		
Indicated Value	287,433	118.53	Per SqFt
Agland Value			
Site Improvements			
Total Value	287,433	118.53	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	102.40	Total Misc Impr	+	17,618			
Roofing Adj	+ 4.53	Garage Cost	+	20,220			
Subfloor Adj	+ -2.18	Total RCN	=	342,030			
Heat/Cool Adj	+ 12.64	Depreciation (43%)	-	147,073			
Plumbing Adj	+ 8.05	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	194,957			
Adj Base Cost	= 125.44	Lot Value	+	92,476			
Total Area	x 2,425	Indicated Value	=	287,433			
Adjusted Cost	= 304,192	Value Per SqFt		118.53			

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	14202		161	161	26.42		4,254
PRCH	SLAB PORCH - COVERED	14203	16x15		240	26.18		6,283
PATO	SLAB PORCH - OPEN	14204		131	131	11.19		1,466

