



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 660006142 Parcel ID 000000-00-0-10170-001-0010 Cadastral ID 07-21-16-03250 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 313156 BALDWIN, JOHN B & LEE ANN TRUST 518 GLENCOE CIR CLAREMORE OK 74017-0000 Parcel Location Situs 00518 GLENCOE CIR Subdivision HIGHLANDS THE III Lot/Block 0010 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 7 / 21 / 16 / 5 Neighborhood 1180 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																							
Legal Description Lot/Long: 36.30850747 -95.64753274																																							
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" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																									
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Parcel Valuation																																							
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																														
Remove Cap	2015	Land Value	46,505	33,629	11%	3,699	Assessed	19,973	1,846.10																														
Year Frozen	2015	Improvements	204,589	147,945		16,274	Penalty	0																															
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00																														
TIF Project ID	0	Total Value	251,094	181,574		19,973	Total Taxable	18,973	1,754.00																														
Assessment History																																							
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																														
2025	2025-660006142	BALDWIN, JOHN B & LEE ANN			17	250,717	1000	18,973	1,754.00																														
2024	2024-660006142	BALDWIN, JOHN B & LEE ANN			17	257,112	1000	18,973	1,753.00																														
2023	2023-660006142	BALDWIN, JOHN B & LEE ANN			17	211,812	1000	18,973	1,738.00																														
2022	2022-660006142	BALDWIN, JOHN B & LEE ANN			17	189,526	1000	18,973	1,756.00																														
2021	2021-660006142	BALDWIN, JOHN B & LEE ANN			17	191,408	1000	18,973	1,675.00																														
2020	2020-660006142	BALDWIN, JOHN B & LEE ANN			17	188,160	1000	18,973	1,737.00																														
2019	2019-660006142	BALDWIN, JOHN B & LEE ANN			17	182,735	1000	18,973	1,757.00																														
2018	2018-660006142	BALDWIN, JOHN B & LEE ANN			17	188,162	1000	18,973	1,753.00																														
2017	2017-660006142	BALDWIN, JOHN B & LEE ANN			17	186,575	1000	18,973	1,742.00																														
2016	2016-660006142	BALDWIN, JOHN B & LEE ANN			17	181,574	1000	18,973	1,781.00																														
2015	2015-660006142	BALDWIN, JOHN B & LEE ANN			17	195,531	1000	20,508	1,850.00																														
2014	2014-660006142	BALDWIN, JOHN B & LEE ANN			17	197,253	1000	19,951	1,850.00																														
2013	2013-660006142	BRADLEY, RONALD D & JALINA L			17	186,901	1000	19,341	1,770.00																														



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Lot Data	Square-Foot - NBHD 1180 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 21500 Non-Ag Acres 0.2572 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 11,206.00 x 4.15 = 46,505 Factor Value Adjustments 1.0000 Lot Value 46,505		
Residential Data		

Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,518 / 2,391
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,518
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	609 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1985 / 31

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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	291,389 121.87 Per SqFt
Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	281,940 Per SqFt
Value Reconciliation	
Selected Approach	Cost Approach
Improvements	204,589
Lot Value	46,505
Indicated Value	251,094 105.02 Per SqFt
Agland Value	
Site Improvements	
Total Value	251,094 105.02 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	100.77	Total Misc Impr	+ 11,222
Roofing Adj	+ 3.61	Garage Cost	+ 23,191
Subfloor Adj	+ -2.31	Total RCN	= 335,392
Heat/Cool Adj	+ 14.47	Depreciation (39%)	- 130,803
Plumbing Adj	+ 9.34	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 204,589
Adj Base Cost	= 125.88	Lot Value	+ 46,505
Total Area	x 2,391	Indicated Value	= 251,094
Adjusted Cost	= 300,979	Value Per SqFt	105.02

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63	6,430
PRCH	SLAB PORCH - COVERED	14692		7x6	42	29.40	1,235
PATO	SLAB PORCH - OPEN	14694		33x11	363	9.80	3,557



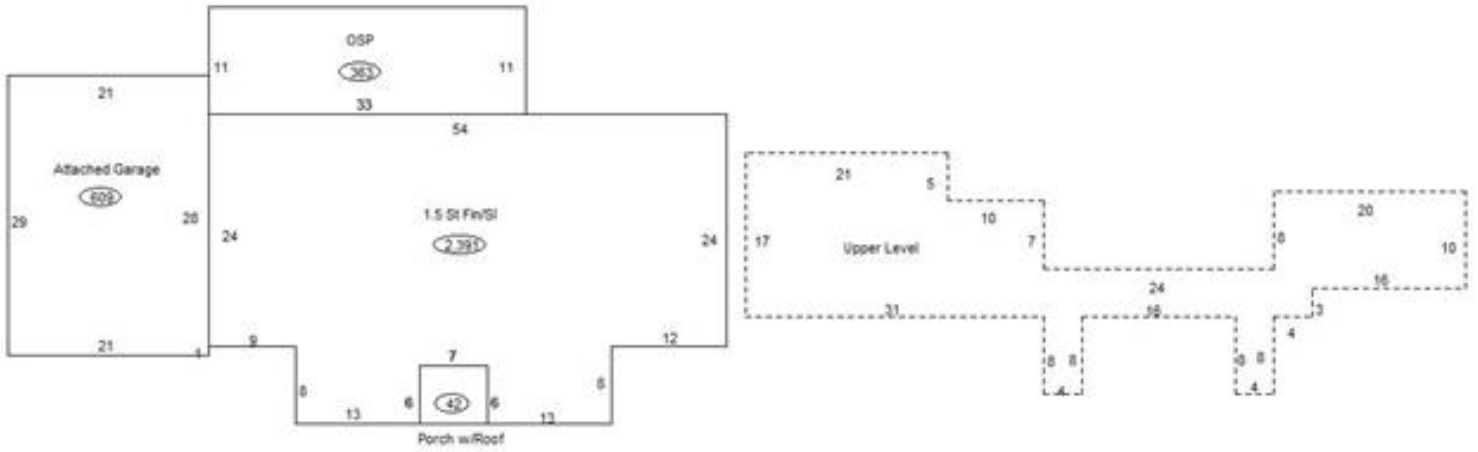
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Sketch Image

660006142



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,518	1.575	2,391
2	G	1		13	Attached Garage	609	1.000	609
3	M	PRCH		13	SLBC	42	1.000	42
4	U	^UL	Overhang	13	Upper Level	873	1.000	873
5	M	PATO		13	Open Slab	363	1.000	363
Total Building Area						1,518		2,391