



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 02:51:38
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Assessment Data					Primary Image														
Account 660006194 Parcel ID 000000-00-0-10470-001-0023 Cadastral ID 07-21-16-05290 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 341982 DONATHAN, ALICIA Y 631 S MAYWOOD DR CLAREMORE OK 74017-0000 Parcel Location Situs 00631 S MAYWOOD DR Subdivision WESTWOOD ESTATES I Lot/Block 0023 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 7 / 21 / 16 / 5 Neighborhood 1180 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-9\IMG_0026. 5/9/2023</p>														
Legal Description Lat/Long: 36.30884426 -95.63773391																			
LOT 23 BLOCK 1 WESTWOOD ESTATES I					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	No	1,000		/	HORNER, CHRISTINA L	07/06/2023	198,000	YES										
					/	GULLETT, JARROD	03/31/2020	132,000	YES										
					/	GULLETT, JOHNNIE L	09/18/2019	0	4										
					2605/372	GULLETT, JOHNNIE L &	01/11/2017	0	4										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2024		Land Value	106,714	106,714	11%	11,739	Assessed	22,326										
Year Frozen			Improvements	96,244	96,244		10,587	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0										
TIF Project ID	0		Total Value	202,958	202,958		22,326	Total Taxable	22,326										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660006194	DONATHAN, ALICIA Y			17	199,903	0	21,990	2,033.00										
2024	2024-660006194	DONATHAN, ALICIA Y			17	200,504	0	22,055	2,038.00										
2023	2023-660006194	DONATHAN, ALICIA Y			17	151,839	1000	13,945	1,277.00										
2022	2022-660006194	HORNER, CHRISTINA L			17	131,913	1000	13,510	1,251.00										
2021	2021-660006194	HORNER, CHRISTINA L			17	134,169	1000	13,759	1,215.00										
2020	2020-660006194	HORNER, CHRISTINA L			17	108,382	0	11,922	1,092.00										
2019	2019-660006194	GULLETT, JOHNNIE L			17	103,628	0	11,399	1,056.00										
2018	2018-660006194	GULLETT, JOHNNIE L			17	107,942	1000	10,874	1,005.00										
2017	2017-660006194	GULLETT, JOHNNIE L			17	107,078	1000	10,759	988.00										
2016	2016-660006194	GULLETT, JOHNNIE L &			17	104,504	1000	10,417	978.00										
2015	2015-660006194	GULLETT, JOHNNIE L &			17	103,601	1000	10,085	910.00										
2014	2014-660006194	GULLETT, JOHNNIE L &			17	105,507	1000	9,762	905.00										
2013	2013-660006194	GULLETT, JOHNNIE L &			17	99,736	1000	9,448	865.00										



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Lot Data	Square-Foot - NBHD 1180 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	10500	
Non-Ag Acres	0.2061	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	8,980.00 x 4.15 = 37,267	
Factor Value		
Adjustments	2.8635	
Lot Value	106,714	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,268 / 1,268
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,268
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1974 / 39



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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	141,892	111.90	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	188,400 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	96,244		
Lot Value	106,714		
Indicated Value	202,958	160.06	Per SqFt
Agland Value			
Site Improvements			
Total Value	202,958	160.06	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.47	Total Misc Impr	+	7,584			
Roofing Adj	+ 4.49	Garage Cost	+	13,282			
Subfloor Adj	+ -1.15	Total RCN	=	185,085			
Heat/Cool Adj	+ 11.47	Depreciation (48%)	-	88,841			
Plumbing Adj	+ 8.23	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	96,244			
Adj Base Cost	= 129.51	Lot Value	+	106,714			
Total Area	x 1,268	Indicated Value	=	202,958			
Adjusted Cost	= 164,219	Value Per SqFt		160.06			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	14893	4x4		16	24.22		388
PATO	SLAB PORCH - OPEN	14894	18x12		216	9.72		2,100



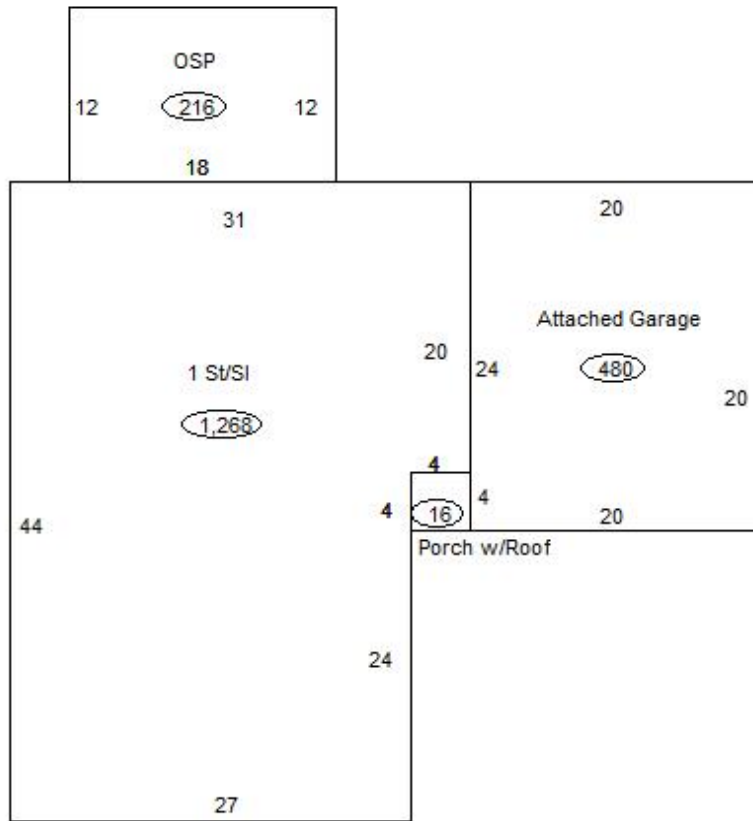
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Sketch Image

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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	1,268	1.000	1,268
2	G	1		13	Attached Garage	480	1.000	480
3	M	PRCH		13	SLBC	16	1.000	16
4	M	PATO		13	Open Slab	216	1.000	216
Total Building Area						1,268		1,268