



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	660006273								
Parcel ID	000000-00-0-10480-004-0020								
Cadastral ID	07-21-16-06080								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	330636								
VAUGHN, EDWARD JOSEPH									
2418 S MAYWOOD DR CLAREMORE OK 74017-4832									
Parcel Location									
Situs	02418 S MAYWOOD DR								
Subdivision	WESTWOOD ESTATES III								
Lot/Block	0020 / 0004	Parcel Size	1 - Lots						
Sec/Twn/Rng	7 / 21 / 16 / 5								
Neighborhood	1180 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.31164819 -95.64097055									
Building Permits									
LOT 20 BLOCK 4 WESTWOOD ESTATES III									
Exemptions									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
HV	Veteran	Yes	999,999	20,195	/	PAINTER, GREG D &	04/27/2020	160,000	YES
					2673/299	HEEMSTRA, TIMOTHY & LINDA	11/02/2017	143,000	YES
					2200/421	LEWIS, DOROTHY	10/11/2011	120,000	YES
					1389/96	HENSLEY, VALERIE	07/02/2002	110,000	YES
					1041/883	ESTEP, BILL R &	10/16/1996	79,000	Yes
					813/591			74,000	No
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2021	Land Value	46,248	34,708	11%	3,818	Assessed	20,195	1,866.62
Year Frozen	0	Improvements	158,667	148,886		16,377	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	20,195	-1,867.00
TIF Project ID	0	Total Value	204,915	183,594		20,195	Total Taxable	0	0.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660006273	VAUGHN, EDWARD JOSEPH	17	199,543	19608			.00	
2024	2024-660006273	VAUGHN, EDWARD JOSEPH	17	193,820	1000	18,036		1,667.00	
2023	2023-660006273	VAUGHN, EDWARD JOSEPH	17	183,585	1000	17,481		1,601.00	
2022	2022-660006273	VAUGHN, EDWARD JOSEPH	17	163,123	1000	16,944		1,569.00	
2021	2021-660006273	VAUGHN, EDWARD JOSEPH	17	165,995	1000	17,259		1,524.00	
2020	2020-660006273	VAUGHN, EDWARD JOSEPH	17	143,238	1000	14,424		1,321.00	
2019	2019-660006273	PAINTER, GREG D &	17	136,136	1000	13,975		1,294.00	
2018	2018-660006273	PAINTER, GREG D &	17	143,484	1000	14,783		1,366.00	
2017	2017-660006273	HEEMSTRA, TIMOTHY & LINDA	17	146,918	1000	14,302		1,313.00	
2016	2016-660006273	HEEMSTRA, TIMOTHY & LINDA	17	143,171	1000	13,857		1,301.00	
2015	2015-660006273	HEEMSTRA, TIMOTHY & LINDA	17	139,334	1000	13,424		1,211.00	
2014	2014-660006273	HEEMSTRA, TIMOTHY & LINDA	17	141,938	1000	13,004		1,206.00	
2013	2013-660006273	HEEMSTRA, TIMOTHY & LINDA	17	135,296	1000	12,596		1,153.00	



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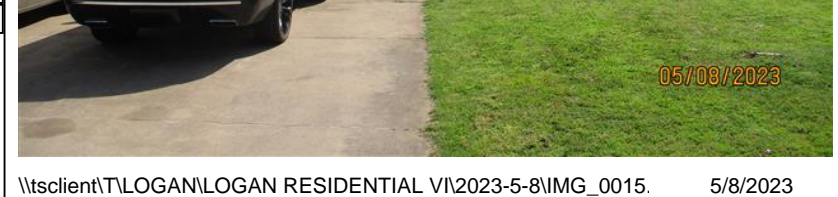
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Lot Data	Square-Foot - NBHD 1180 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 15755 Non-Ag Acres 0.2558 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 11,144.00 x 4.15 = 46,248 Factor Value Adjustments 1.0000 Lot Value 46,248		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,802 / 1,802
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,802
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1982 / 33



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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	200,627	111.34	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	205,150 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	158,667		
Lot Value	46,248		
Indicated Value	204,915	113.72	Per SqFt
Agland Value			
Site Improvements			
Total Value	204,915	113.72	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	109.86	Total Misc Impr	+ 13,682				
Roofing Adj	+ 4.80	Garage Cost	+ 14,498				
Subfloor Adj	+ -2.31	Total RCN	= 268,927				
Heat/Cool Adj	+ 12.64	Depreciation (41%)	- 110,260				
Plumbing Adj	+ 8.61	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 158,667				
Adj Base Cost	= 133.60	Lot Value	+ 46,248				
Total Area	x 1,802	Indicated Value	= 204,915				
Adjusted Cost	= 240,747	Value Per SqFt	113.72				

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	15226	27x5		135	26.51		3,579
PRCH	SLAB PORCH - COVERED	15227	12x7		84	26.66		2,239
CPDT	CARPORT - DETACHED	15228	22x9		198	11.36		2,249



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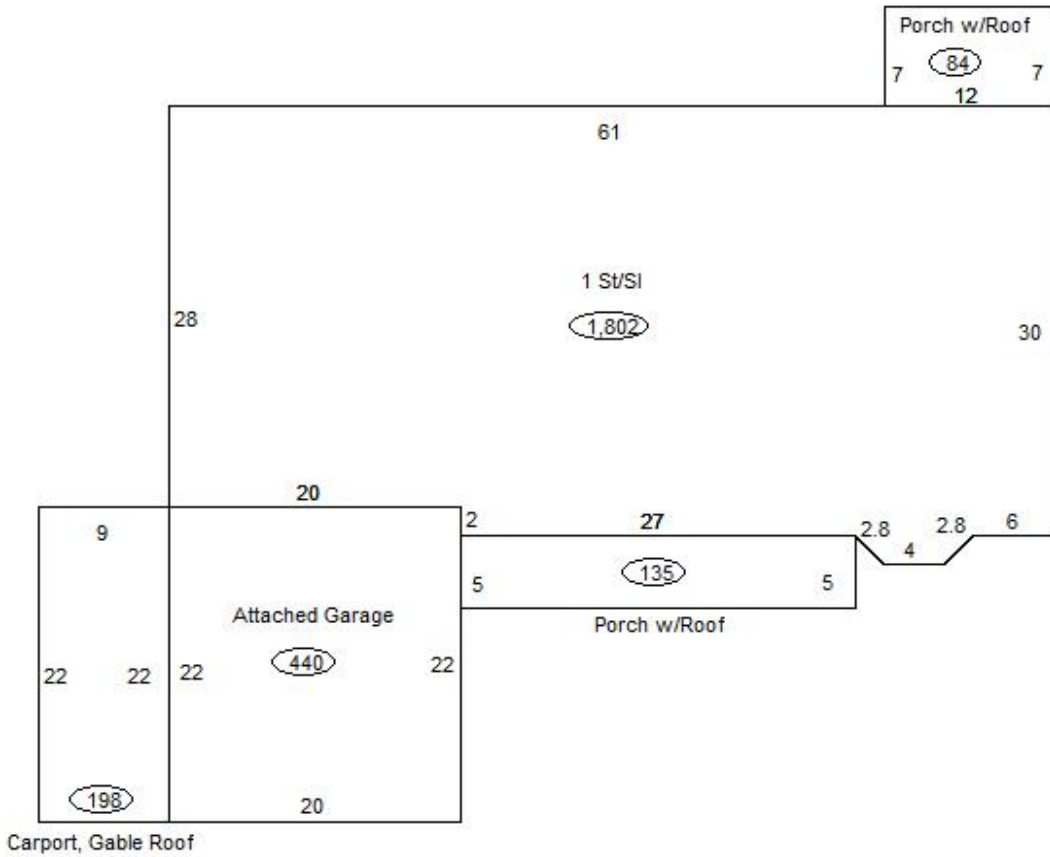
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,802	1.000	1,802
2	G	1		13	Attached Garage	440	1.000	440
3	M	PRCH		13	SLBC	135	1.000	135
4	M	PRCH		13	SLBC	84	1.000	84
5	G	3		13	Carport, Gable Roof	198	1.000	198
Total Building Area						1,802		1,802



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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 (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				