



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	660007165			No Image On File							
Parcel ID	000000-00-0-10010-148-0004										
Cadastral ID	08-21-16-01970										
Property Type	REAL - Real Property										
Property Class	UCP	VI Area	1								
Tax Area	17 - CLAREMORE OT										
Name ID	304711										
KAJS INC											
21790 COUNTRY RIDGE CT CLAREMORE OK 74019-0000											
Parcel Location											
Situs											
Subdivision	CLAREMORE O T										
Lot/Block	0004 / 0148	Parcel Size	1 - Lots								
Sec/Twn/Rng	8 / 21 / 16 / 5										
Neighborhood	910010 - CLAREMORE OT										
School District	S001 - CLAREMORE SCHOOLS										
Legal Description Lat/Long: 36.30889034 -95.61693500				Building Permits							
N2 LOT 4 BLOCK 148 CLAREMORE O T				Number	Description	Opened	Closed	Amount			
Exemptions				Sale History							
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code		
					/	HODGES, RICHARD E &	08/09/2023	100,000	WG		
					1732/676	THOMPSON, L E JR EST	11/21/2005	5,000	YES		
Parcel Valuation											
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax		
Remove Cap	2024	Land Value	13,600	13,600	11%	1,496	Assessed	1,496	138.28		
Year Frozen	0	Improvements	0	0		0	Penalty	0			
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00		
TIF Project ID	0	Total Value	13,600	13,600		1,496	Total Taxable	1,496	138.00		
Assessment History											
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax				
2025	2025-660007165	KAJS INC	17	13,600	0	1,496	138.00				
2024	2024-660007165	KAJS INC	17	13,600	0	1,496	138.00				
2023	2023-660007165	KAJS INC	17	13,600	0	1,496	137.00				
2022	2022-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	138.00				
2021	2021-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	132.00				
2020	2020-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	137.00				
2019	2019-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	139.00				
2018	2018-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	138.00				
2017	2017-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	137.00				
2016	2016-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	140.00				
2015	2015-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	135.00				
2014	2014-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	139.00				
2013	2013-660007165	HODGES, RICHARD E &	17	13,600	0	1,496	137.00				



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Lot Data	Primary Image		
<p>Lot Size 0 x 0</p> <p>Lot Count 0</p> <p>Units Buildable 3400</p> <p>Non-Ag Acres 0</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities 0</p> <p style="text-align: right;">0</p> <p>Value Model 1661 CLAREMORE OT (UNITS BUILDABLE)</p> <p>Value Method Units-Buildable</p> <p>Base Lot Value 13,600.00 x 1.00 = 13,600</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 13,600</p>			
Cost Approach			
<p>Manual Date 01/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 13,600</p> <p>Cost Approach Value 13,600</p>	<th data-bbox="703 884 1588 909">Image Information</th>		Image Information
	<p>Image ID</p> <p>Image Date</p> <p>Name</p> <p>Description</p>		
Income Approach	Value Reconciliation		
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 13,600</p> <p>Total Appraised Value 13,600</p>		