




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660008925 <b>Parcel ID</b> 000000-00-0-10010-051-0001 <b>Cadastral ID</b> 09-21-16-03880 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 304066 HAGOOD, VIVIAN A  521 FLORENCE AVE CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00521 N FLORENCE AVE <b>Subdivision</b> CLAREMORE O T <b>Lot/Block</b> 0001 / 0051 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 9 / 21 / 16 / 5 <b>Neighborhood</b> 1177 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-6-2\IMG_0003. 6/2/2023</p>														
<b>Legal Description</b> Lat/Long: 36.31427834 -95.60655916																			
N 90' E 101' LOT 1 BLOCK 51 CLAREMORE O T					<b>Building Permits</b> <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															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	Yes	1,000	1,000	2147/481 1678/732	PRELESNICK, JODI L & PRATHER, JAMES L	12/06/2010 05/13/2005	185,000 95,000	YES YES										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	92.430	<b>Current Tax</b>										
Remove Cap	2011		Land Value 31,591	31,591	11%	3,475	Assessed	9,534	881.23										
Year Frozen	0		Improvements 55,081	55,081		6,059	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-92.00										
TIF Project ID	0		<b>Total Value</b> 86,672	86,672		9,534	<b>Total Taxable</b>	8,534	789.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660008925	HAGOOD, VIVIAN A			17	91,755	1000	8,726	807.00										
2024	2024-660008925	HAGOOD, VIVIAN A			17	85,840	1000	8,443	780.00										
2023	2023-660008925	HAGOOD, VIVIAN A			17	162,124	1000	16,633	1,524.00										
2022	2022-660008925	HAGOOD, VIVIAN A			17	155,634	1000	16,120	1,492.00										
2021	2021-660008925	HAGOOD, VIVIAN A			17	187,394	1000	19,277	1,702.00										
2020	2020-660008925	HAGOOD, VIVIAN A			17	182,024	1000	18,686	1,711.00										
2019	2019-660008925	HAGOOD, VIVIAN A			17	173,751	1000	18,113	1,678.00										
2018	2018-660008925	HAGOOD, VIVIAN A			17	181,436	1000	18,958	1,752.00										
2017	2017-660008925	HAGOOD, VIVIAN A			17	179,767	1000	18,775	1,724.00										
2016	2016-660008925	HAGOOD, VIVIAN A			17	174,854	1000	18,234	1,711.00										
2015	2015-660008925	HAGOOD, VIVIAN A			17	170,621	1000	17,768	1,602.00										
2014	2014-660008925	HAGOOD, VIVIAN A			17	173,915	1000	17,767	1,648.00										
2013	2013-660008925	HAGOOD, VIVIAN A			17	165,636	1000	17,220	1,576.00										



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Lot Data		Square-Foot - NBHD 1177 #1	
Lot Size			
Lot Count			
Units Buildable	11432		
Non-Ag Acres	0.2065		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		
Method	Square-Foot		
Base Lot Value	8,997.00 x 3.51 = 31,591		
Factor Value			
Adjustments			
Lot Value	31,591		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,302 / 1,884
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1908 / 75

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	92,919	49.32	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	220,560		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	85.79	Total Misc Impr	+	0			
Roofing Adj	+ 3.21	Garage Cost	+				
Subfloor Adj	+ 0.84	Total RCN	=	200,081			
Heat/Cool Adj	+ 11.47	Depreciation ( 77%)	-	154,062			
Plumbing Adj	+ 4.89	Lump Sums	+	5,898			
Basement Adj	+ 0.00	RCNLD	=	51,917			
Adj Base Cost	= 106.20	Lot Value	+	31,591			
Total Area	x 1,884	Indicated Value	=	83,508			
Adjusted Cost	= 200,081	Value Per SqFt		44.32			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	51,917		
Lot Value	31,591		
Indicated Value	83,508	44.32	Per SqFt
Agland Value			
Site Improvements	3,164		
Total Value	86,672	46.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	20788	29x8		232	33.80	30%	5,489
WODO	WOOD DECK - OPEN	144769	5x4		20	29.22	30%	409



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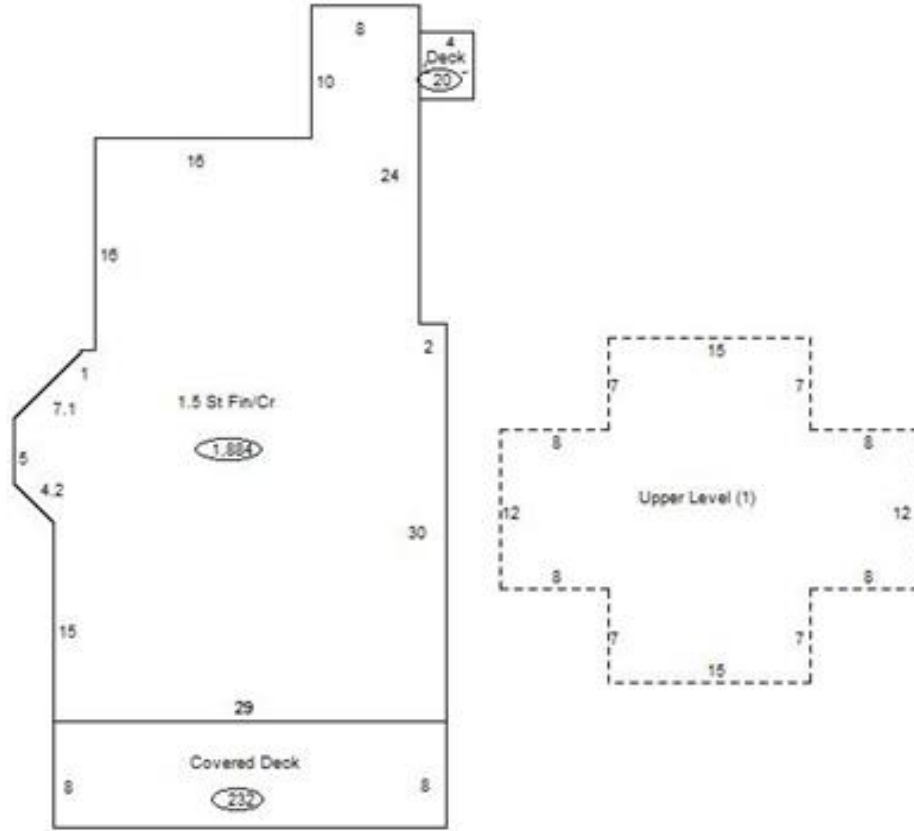
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,302	1.447	1,884
2	M	WODC		13	WODC	232	1.000	232
3	U	^UL		13	Upper Level (1)	582	1.000	582
4	M	WODO		13	WODO	20	1.000	20
<b>Total Building Area</b>						1,302		1,884



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GF	GAZEBO FAIR	0x0x0			
	Qual	2	Cond	Year	2019	Eff Age
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2,950.00 x )					
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	2019	Eff Age
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x )					
	CPDT	CARPORT - DETACHED	21x10x0			210
	Qual		Cond	Year	2019	Eff Age
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (11.36 x 210)	2,386		2,386	1,193	1,193
	DTGF	DETACHED GARAGE FAIR	0x0x0			308
	Qual	2	Cond 3	Year		Eff Age
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.00 x 308)	4,928		4,928	2,957	1,971