



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 660009383 Parcel ID 000000-00-0-10010-119-0003 Cadastral ID 09-21-16-08510 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 333718 ASHLEY FAMILY REVOCABLE TRUST PO BOX 301 PRYOR OK 74362-0000 Parcel Location Situs 00305 E WILL ROGERS BLVD Subdivision CLAREMORE O T Lot/Block 0003 / 0119 Parcel Size 1 - Lots Sec/Twn/Rng 9 / 21 / 16 / 5 Neighborhood 1177 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (208)\IMG_0045.JPG 6/6/2023</p>																																																	
Legal Description Lat/Long: 36.30886806 -95.60775657																																																						
LOT 2 & W 12' LOT 3 BLOCK 119 CLAREMORE O T					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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
					/	ASHLEY, THOMAS M &	03/01/2021	0	4																																													
					2229/1	FEDERAL NATIONAL MTG ASSOC	02/21/2012	59,500	3																																													
					2177/575	COLLIER, JIMI C &	06/08/2011	0	10																																													
					1747/91	SIRVA RELOCATION LLC	01/11/2006	130,000	YES																																													
					1747/89	HOWELL, HUGH M	04/01/2005	154,000																																														
					968/823	DOVER, JERRY E	09/21/1994	80,000	Yes																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2013</td> <td>Land Value 35,922</td> <td>34,435</td> <td>11%</td> <td>3,788</td> <td>Assessed</td> <td>10,934</td> <td>1,010.63</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 75,859</td> <td>64,964</td> <td> </td> <td>7,146</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 111,781</td> <td>99,399</td> <td> </td> <td>10,934</td> <td>Total Taxable</td> <td>10,934</td> <td>1,011.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2013	Land Value 35,922	34,435	11%	3,788	Assessed	10,934	1,010.63	Year Frozen	0	Improvements 75,859	64,964		7,146	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 111,781	99,399		10,934	Total Taxable	10,934	1,011.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660009383	ASHLEY FAMILY REVOCABLE TRUST	17	110,394	0	10,413	962.00																																															
2024	2024-660009383	ASHLEY FAMILY REVOCABLE TRUST	17	119,873	0	9,918	917.00																																															
2023	2023-660009383	ASHLEY FAMILY REVOCABLE TRUST	17	92,101	0	9,445	865.00																																															
2022	2022-660009383	ASHLEY FAMILY REVOCABLE TRUST	17	81,778	0	8,996	833.00																																															
2021	2021-660009383	ASHLEY FAMILY REVOCABLE TRUST	17	81,758	0	8,994	794.00																																															
2020	2020-660009383	ASHLEY, THOMAS M &	17	79,325	0	8,726	799.00																																															
2019	2019-660009383	ASHLEY, THOMAS M &	17	78,391	0	8,623	799.00																																															
2018	2018-660009383	ASHLEY, THOMAS M &	17	95,162	0	10,468	967.00																																															
2017	2017-660009383	ASHLEY, THOMAS M &	17	94,403	0	10,384	954.00																																															
2016	2016-660009383	ASHLEY, THOMAS M &	17	92,165	0	10,138	952.00																																															
2015	2015-660009383	ASHLEY, THOMAS M &	17	90,378	0	9,942	897.00																																															
2014	2014-660009383	ASHLEY, THOMAS M &	17	96,076	0	10,569	980.00																																															
2013	2013-660009383	ASHLEY, THOMAS M &	17	100,612	0	11,067	1,013.00																																															



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Lot Data	Square-Foot - NBHD 1177 #1	Primary Image
Lot Size Lot Count Units Buildable 13559 Non-Ag Acres 0.2755 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value 12,003.00 x 2.99 = 35,922 Factor Value Adjustments Lot Value 35,922		 <p>\\tsclient\T\TOMMY DUNLAP\New folder (208)\IMG_0045.JPG 6/6/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,650 / 2,630
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	4 / 1.5 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1940 / 65

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	124,928	47.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	263,910		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	73.41	Total Misc Impr	+ 5,634				
Roofing Adj	+ 2.50	Garage Cost	+ 0				
Subfloor Adj	+ 1.45	Total RCN	= 244,464				
Heat/Cool Adj	+ 10.30	Depreciation (71%)	- 173,569				
Plumbing Adj	+ 3.15	Lump Sums	+ 3,754				
Basement Adj	+ 0.00	RCNLD	= 74,649				
Adj Base Cost	= 90.81	Lot Value	+ 35,922				
Total Area	x 2,630	Indicated Value	= 110,571				
Adjusted Cost	= 238,830	Value Per SqFt	42.04				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	74,649		
Lot Value	35,922		
Indicated Value	110,571	42.04	Per SqFt
Agland Value			
Site Improvements	1,210		
Total Value	111,781	42.50	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	21764	17x8		136	39.43	30%	3,754
EPSW	ENCLOSED PORCH - SOLID WALL	21765	10x8		80	55.33		4,426
PATO	SLAB PORCH - OPEN	21767	15x8		120	10.07		1,208



Rogers

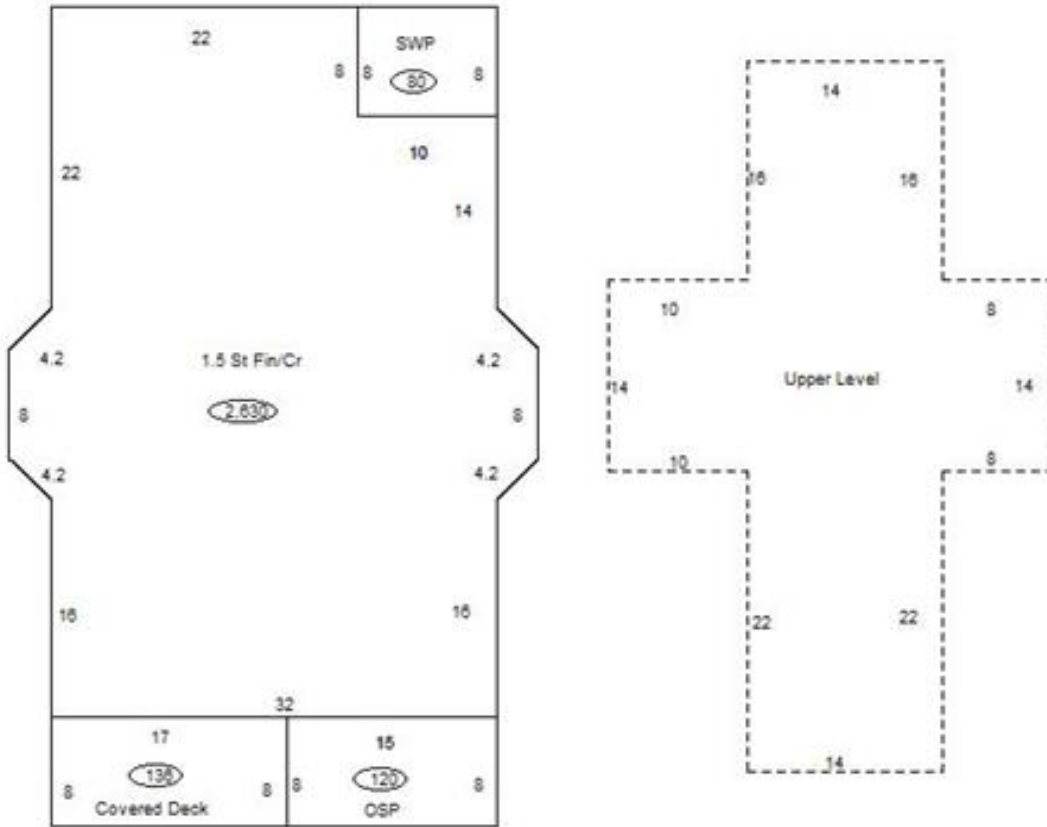
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Sketch Image

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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	1,650	1.594	2,630
2	M	WODC		13	WODC	136	1.000	136
3	M	EPSW		13	EPSW	80	1.000	80
4	U	^UL	Overhang	13	Upper Level	980	1.000	980
5	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						1,650		2,630



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			216
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (65% Phys/ % Func)		RCNLD
Base Cost (16.00 x 216)		3,456		3,456	2,246	1,210