



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:24:26
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Assessment Data					Primary Image									
Account	660010783													
Parcel ID	000000-00-0-10425-002-0008													
Cadastral ID	10-21-16-06480													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	340487													
STEWARD, COURTNEY BREANNE														
807 E COMET CLAREMORE OK 74017-0000														
Parcel Location														
Situs	00807 E COMET ST													
Subdivision	STARR HEIGHTS													
Lot/Block	0008 / 0002	Parcel Size	1.5 - Lots											
Sec/Twn/Rng	10 / 21 / 16 / 5													
Neighborhood	1162 - R-V01-SW CLAREMORE													
School District	S001 - CLAREMORE SCHOOLS													
Legal Description Lat/Long: 36.31887222 -95.59484522														
ALL LOT 7 & ELY 25' LOT 8 BLOCK 2 STARR HEIGHTS														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	STEWARD, JOHN R JR & SHIRLEY A	12/20/2022	90,000	4										
1000/544	WASHINGTON, JEWELL D-TRUSTEE	08/29/1995	37,000	Yes										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	0	Land Value	51,328	25,482	11%	2,803	Assessed	8,402	776.60					
Year Frozen	0	Improvements	54,380	50,902		5,599	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00					
TIF Project ID	0	Total Value	105,708	76,384		8,402	Total Taxable	7,402	684.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660010783	STEWARD, COURTNEY BREANNE	17	103,917	1000	7,157	662.00							
2024	2024-660010783	STEWARD, COURTNEY BREANNE	17	94,823	1000	6,920	640.00							
2023	2023-660010783	STEWARD, COURTNEY BREANNE	17	92,190	1000	6,689	613.00							
2022	2022-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	67,867	0	7,466	691.00							
2021	2021-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	65,260	0	7,179	634.00							
2020	2020-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	64,388	0	7,083	649.00							
2019	2019-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	63,316	0	6,965	645.00							
2018	2018-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	66,403	0	7,305	675.00							
2017	2017-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	65,957	0	7,256	666.00							
2016	2016-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	64,537	0	7,099	666.00							
2015	2015-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	61,662	0	6,783	612.00							
2014	2014-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	62,057	0	6,817	632.00							
2013	2013-660010783	STEWARD, JOHN R JR & SHIRLEY A	17	59,017	0	6,492	594.00							



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Lot Data		Square-Foot - NBHD 1162 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2162		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	9,418.00 x 5.45 = 51,328		
Factor Value			
Adjustments	1.0000		
Lot Value	51,328		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-6-26\IMG_002! 6/26/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	850 / 850
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	850
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	300 Attached Garage - Unfinished 1 Stalls
Remodel	
Year/Eff Age	1975 / 38

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	80,203 94.36 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	78,030 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	54,380
Lot Value	51,328
Indicated Value	105,708 124.36 Per SqFt
Agland Value	
Site Improvements	
Total Value	105,708 124.36 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	94.75	Total Misc Impr	+	1,461
Roofing Adj	+ 4.26	Garage Cost	+	7,782
Subfloor Adj	+ 0.00	Total RCN	=	106,628
Heat/Cool Adj	+ 9.89	Depreciation (49%)	-	52,248
Plumbing Adj	+ 5.67	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	54,380
Adj Base Cost	= 114.57	Lot Value	+	51,328
Total Area	x 850	Indicated Value	=	105,708
Adjusted Cost	= 97,385	Value Per SqFt		124.36

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	25731	6x4		24	20.48		492
PATO	SLAB PORCH - OPEN	25732	10x10		100	9.69		969



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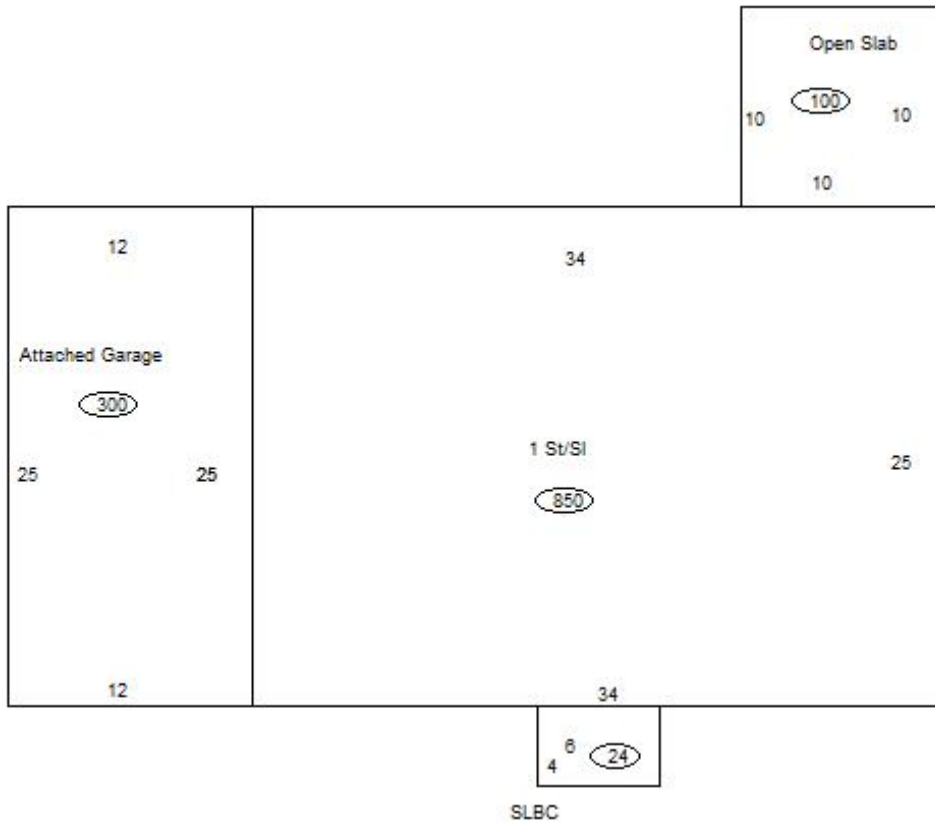
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	850	1.000	850
2	G	1		10	Attached Garage	300	1.000	300
3	M	PRCH		10	SLBC	24	1.000	24
4	M	PATO		10	Open Slab	100	1.000	100
Total Building Area						850		850