




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:47:22
Page 1

Assessment Data					Primary Image																								
Account	660010784																												
Parcel ID	000000-00-0-10425-002-0009																												
Cadastral ID	10-21-16-06490																												
Property Type	REAL - Real Property																												
Property Class	URP	VI Area	1																										
Tax Area	17 - CLAREMORE OT																												
Name ID	348552																												
HARRISON, SADIE																													
805 E COMET ST CLAREMORE OK 74017-0000																													
Parcel Location																													
Situs	00805 E COMET ST																												
Subdivision	STARR HEIGHTS																												
Lot/Block	0009 / 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: 36.31887589 -95.59511825																													
W 25' LOT 8 & ALL LOT 9 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> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </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																									
/	MACDOUGALL, SHANE ALAN	09/25/2025	150,000	YES																									
/	KAJS INC	03/01/2024	165,000	YES																									
2676/513	WATKINS, MIRANDA R	11/22/2017	55,500	10																									
2041/17	EASTON, JASON ROBERT &	07/09/2009	81,000	YES																									
1806/339	WILLIAMS, MARJORIE &-MARTON	09/01/2006	74,000	YES																									
838/218			37,500	No																									
Parcel Valuation																													
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																					
Remove Cap	2026	Land Value	55,705	55,705	11%	6,128	Assessed	16,500 1,525.09																					
Year Frozen	2026	Improvements	94,295	94,295		10,372	Penalty	0																					
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -92.00																					
TIF Project ID	0	Total Value	150,000	150,000		16,500	Total Taxable	15,500 1,433.00																					
Assessment History																													
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																						
2025	2025-660010784	MACDOUGALL, SHANE ALAN	17	165,000	0	18,150	1,678.00																						
2024	2024-660010784	MACDOUGALL, SHANE ALAN	17	110,780	0	10,368	958.00																						
2023	2023-660010784	KAJS INC	17	107,092	0	9,874	904.00																						
2022	2022-660010784	KAJS INC	17	85,495	0	9,405	871.00																						
2021	2021-660010784	KAJS INC	17	81,541	0	8,970	792.00																						
2020	2020-660010784	KAJS INC	17	80,362	0	8,840	809.00																						
2019	2019-660010784	KAJS INC	17	76,801	0	8,448	782.00																						
2018	2018-660010784	KAJS INC	17	80,147	0	8,816	815.00																						
2017	2017-660010784	WATKINS, MIRANDA R	17	79,548	0	8,751	804.00																						
2016	2016-660010784	WATKINS, MIRANDA R	17	77,763	0	8,554	803.00																						
2015	2015-660010784	WATKINS, MIRANDA R	17	76,574	0	8,423	760.00																						
2014	2014-660010784	WATKINS, MIRANDA R	17	77,109	0	8,477	786.00																						
2013	2013-660010784	WATKINS, MIRANDA R	17	74,275	0	8,074	739.00																						



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:47:22
Page 2

Lot Data		Square-Foot - NBHD 1162 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2546		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	11,091.00 x 5.45 = 60,446		
Factor Value			
Adjustments	0.9216		
Lot Value	55,705		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-6-26\IMG_003I 6/26/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	10% Veneer, Masonry 90% 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	REVITALIZE -
Year/Eff Age	1975 / 12

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	90,631	106.62	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	102,630 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	100.19	Total Misc Impr	+	123	
Roofing Adj	+ 4.44	Garage Cost	+	8,106	
Subfloor Adj	+ 0.00	Total RCN	=	110,935	
Heat/Cool Adj	+ 10.30	Depreciation (15%)	-	16,640	
Plumbing Adj	+ 5.90	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	94,295	
Adj Base Cost	= 120.83	Lot Value	+	55,705	
Total Area	x 850	Indicated Value	=	150,000	
Adjusted Cost	= 102,706	Value Per SqFt		176.47	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	94,295		
Lot Value	55,705		
Indicated Value	150,000	176.47	Per SqFt
Agland Value			
Site Improvements			
Total Value	150,000	176.47	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	143827	4x3		12	10.24		123



Rogers

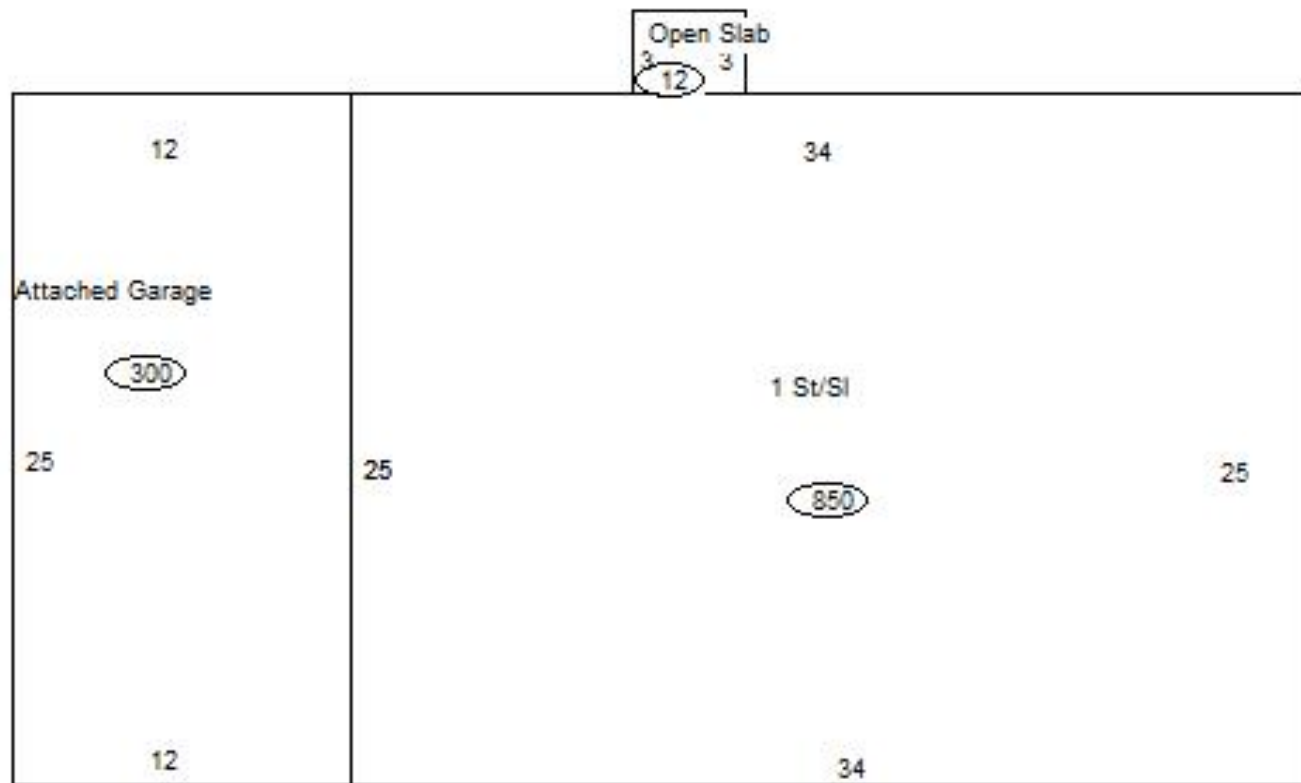
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:47:22
Page 3

Sketch Image

660010784



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	PATO		10	Open Slab	12	1.000	12
Total Building Area						850		850



Rogers


Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:47:23
Page 4

660010784

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	2019	Eff Age
Valuation Summary			Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				