



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 660011863 Parcel ID 21N15E-11-2-00000-000-0000 Cadastral ID 11-21-15-00620 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 336296 HENRY, JOSIAH & JORDAN BETH 20105 FRANKLIN RD CLAREMORE OK 74019-0000 Parcel Location Situs 20105 S 4112 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 11 / 21 / 15 / 2 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0722\IMG_0041. 7/26/2022</p>														
Legal Description Lat/Long: 36.31966535 -95.68099029																			
N2 SW NE NW					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					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	No	1,000		/	THE PATRIOT GROUP LLC	10/14/2021	335,000	YES										
					/	WILSON, WAYNE E	07/07/2021	183,000	YES										
					2662/47	GREENE, SCOTT WESLEY &	09/15/2017	185,000	YES										
					2302/768	NEWSOM, LANCE PATRICK	02/01/2013	180,000	YES										
					1596/203	PEACOCK, JAMES B &-GAYNELLE	06/07/2004	150,000	YES										
					1027/712	ARCHER, HENRY & NORMA	05/31/1996	100,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax										
Remove Cap	2022		Land Value	112,622	112,622	11%	12,388	Assessed	35,717 3,801.77										
Year Frozen	0		Improvements	212,078	212,078		23,329	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0 0.00										
TIF Project ID	0		Total Value	324,700	324,700		35,717	Total Taxable	35,717 3,802.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660011863	HENRY, JOSIAH &			8	316,852	0	34,853	3,709.00										
2024	2024-660011863	HENRY, JOSIAH &			8	328,846	0	36,173	3,850.00										
2023	2023-660011863	HENRY, JOSIAH &			8	335,000	0	36,850	3,891.00										
2022	2022-660011863	HENRY, JOSIAH &			8	335,000	0	36,850	3,915.00										
2021	2021-660011863	THE PATRIOT GROUP LLC			8	195,175	0	21,469	2,188.00										
2020	2020-660011863	WILSON, WAYNE E			8	190,364	0	20,497	2,165.00										
2019	2019-660011863	WILSON, WAYNE E			8	177,463	0	19,521	2,083.00										
2018	2018-660011863	WILSON, WAYNE E			8	185,649	0	20,421	2,176.00										
2017	2017-660011863	WILSON, WAYNE E			8	184,179	0	20,260	2,123.00										
2016	2016-660011863	GREENE, SCOTT WESLEY &			8	180,334	0	19,837	2,138.00										
2015	2015-660011863	GREENE, SCOTT WESLEY &			8	177,381	0	19,512	2,009.00										
2014	2014-660011863	GREENE, SCOTT WESLEY &			8	178,625	0	19,649	2,053.00										
2013	2013-660011863	GREENE, SCOTT WESLEY &			8	179,120	1000	18,703	1,937.00										




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Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size Lot Count Units Buildable 5 Non-Ag Acres 4.7848 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 208,427.00 x .54 = 112,622 Factor Value Adjustments 1.0000 Lot Value 112,622		 <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0722\IMG_0041. 7/26/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	3 - Average
Architecture	
Style	100% Two Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	936 / 1,872
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	936
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	PARTIAL -
Year/Eff Age	1992 / 14

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	228,977	122.32	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	87.66	Total Misc Impr	+	14,123	
Roofing Adj	+ 2.81	Garage Cost	+	16,627	
Subfloor Adj	+ -1.34	Total RCN	=	240,788	
Heat/Cool Adj	+ 12.64	Depreciation (14%)	-	33,710	
Plumbing Adj	+ 10.43	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	207,078	
Adj Base Cost	= 112.20	Lot Value	+	112,622	
Total Area	x 1,872	Indicated Value	=	319,700	
Adjusted Cost	= 210,038	Value Per SqFt		170.78	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	207,078		
Lot Value	112,622		
Indicated Value	319,700	170.78	Per SqFt
Agland Value			
Site Improvements	5,000		
Total Value	324,700	173.45	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	28399	38x4		152	26.45		4,020
PRCH	SLAB PORCH - COVERED	28400	17x10		170	26.40		4,488



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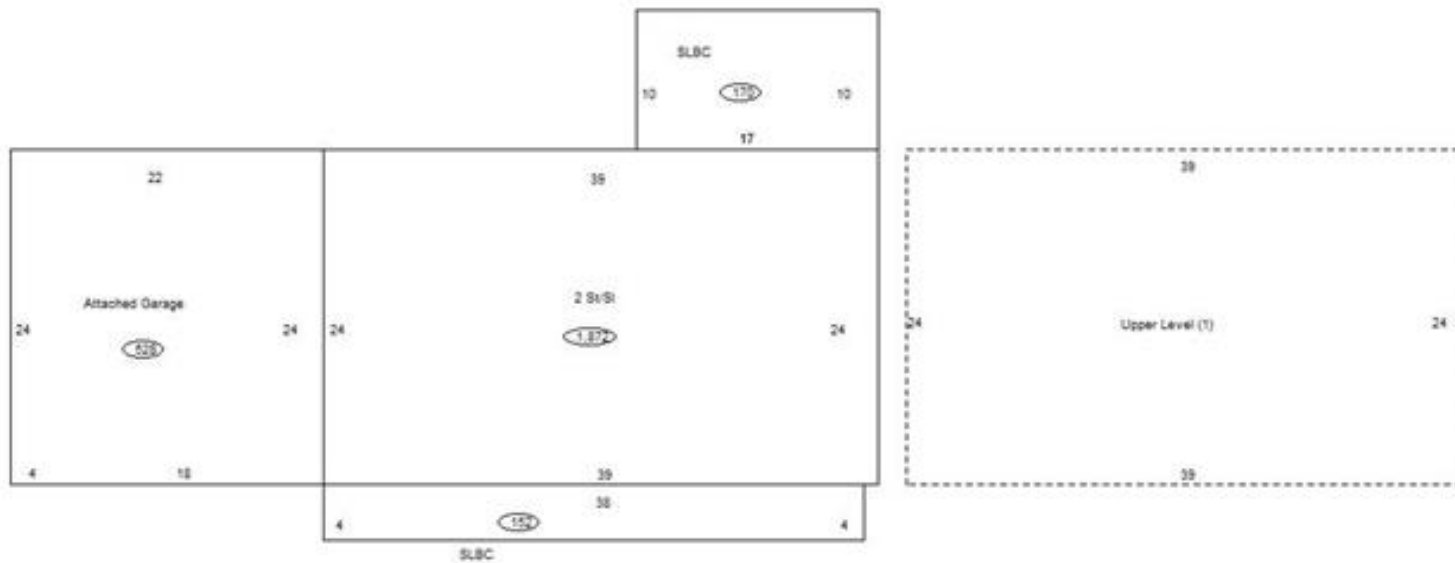
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	10	2 St/SI	936	2.000	1,872
2	G	1		10	Attached Garage	528	1.000	528
3	M	PRCH		10	SLBC	152	1.000	152
4	M	PRCH		10	SLBC	170	1.000	170
5	U	^UL		10	Upper Level (1)	936	1.000	936
Total Building Area						936		1,872



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SV	SWIM VINYL	0x0x0			1
	Qual 3	Cond 3	Year	Eff Age		

Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (25,000.00 x 1)	25,000		25,000	20,000	5,000