



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:11:04
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660012753 Parcel ID 000000-00-0-00159-001-0003 Cadastral ID 12-21-17-01930 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 252840 REEDY, DOYLE & GAYLE TRUSTEES 21355 E HWY 20 CLAREMORE OK 74019-0000 Parcel Location Situs 21355 E HWY 20 Subdivision CIRCLE H RANCH Lot/Block 0003 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 17 / 5 Neighborhood 1215 - R-V03-SE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS					<p>660012753 12/17/25</p> <p>660012753_002.JPG 12/17/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.30773692 -95.44721598																																																																																																																									
Legal Description LOT 3 LESS S 40' FOR HWY 20 BLOCK 1 CIRCLE H RANCH					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 <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>HVS</td> <td>Veteran</td> <td>Yes</td> <td>999,999</td> <td>9,315</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	HVS	Veteran	Yes	999,999	9,315	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>892/667</td> <td>PRATHER, GERALD VERNON</td> <td>08/31/1992</td> <td>0</td> <td>No</td> </tr> <tr> <td>889/735</td> <td>CIRCLE H RANCH</td> <td>08/19/1992</td> <td>42,787</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	892/667	PRATHER, GERALD VERNON	08/31/1992	0	No	889/735	CIRCLE H RANCH	08/19/1992	42,787	No																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
HVS	Veteran	Yes	999,999	9,315																																																																																																																					
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
892/667	PRATHER, GERALD VERNON	08/31/1992	0	No																																																																																																																					
889/735	CIRCLE H RANCH	08/19/1992	42,787	No																																																																																																																					
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>98.320</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 17,170</td> <td>17,170</td> <td>11%</td> <td>1,889</td> <td>Assessed</td> <td>9,315</td> <td>915.85</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 69,283</td> <td>67,510</td> <td></td> <td>7,426</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>9,315</td> <td>-823.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 86,453</td> <td>84,680</td> <td></td> <td>9,315</td> <td>Total Taxable</td> <td>0</td> <td>93.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax	Remove Cap	0	Land Value 17,170	17,170	11%	1,889	Assessed	9,315	915.85	Year Frozen	0	Improvements 69,283	67,510		7,426	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	9,315	-823.00	TIF Project ID	0	Total Value 86,453	84,680		9,315	Total Taxable	0	93.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax																																																																																																																	
Remove Cap	0	Land Value 17,170	17,170	11%	1,889	Assessed	9,315	915.85																																																																																																																	
Year Frozen	0	Improvements 69,283	67,510		7,426	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	9,315	-823.00																																																																																																																	
TIF Project ID	0	Total Value 86,453	84,680		9,315	Total Taxable	0	93.00																																																																																																																	
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>82,214</td><td>9044</td><td></td><td>90.00</td></tr> <tr><td>2024</td><td>2024-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>92,945</td><td>9710</td><td></td><td>155.00</td></tr> <tr><td>2023</td><td>2023-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>85,703</td><td>9428</td><td></td><td>151.00</td></tr> <tr><td>2022</td><td>2022-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>87,329</td><td>9607</td><td></td><td>154.00</td></tr> <tr><td>2021</td><td>2021-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>86,673</td><td>9535</td><td></td><td>153.00</td></tr> <tr><td>2020</td><td>2020-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>85,682</td><td>9426</td><td></td><td>123.00</td></tr> <tr><td>2019</td><td>2019-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>85,573</td><td>9414</td><td></td><td>122.00</td></tr> <tr><td>2018</td><td>2018-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>92,170</td><td>9386</td><td></td><td>122.00</td></tr> <tr><td>2017</td><td>2017-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>91,623</td><td>9112</td><td></td><td>118.00</td></tr> <tr><td>2016</td><td>2016-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>89,839</td><td>8848</td><td></td><td>115.00</td></tr> <tr><td>2015</td><td>2015-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>88,346</td><td>8590</td><td></td><td>112.00</td></tr> <tr><td>2014</td><td>2014-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>88,861</td><td>8339</td><td></td><td>83.00</td></tr> <tr><td>2013</td><td>2013-660012753</td><td>REEDY, DOYLE & GAYLE</td><td>94</td><td>92,757</td><td>8097</td><td></td><td>81.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660012753	REEDY, DOYLE & GAYLE	94	82,214	9044		90.00	2024	2024-660012753	REEDY, DOYLE & GAYLE	94	92,945	9710		155.00	2023	2023-660012753	REEDY, DOYLE & GAYLE	94	85,703	9428		151.00	2022	2022-660012753	REEDY, DOYLE & GAYLE	94	87,329	9607		154.00	2021	2021-660012753	REEDY, DOYLE & GAYLE	94	86,673	9535		153.00	2020	2020-660012753	REEDY, DOYLE & GAYLE	94	85,682	9426		123.00	2019	2019-660012753	REEDY, DOYLE & GAYLE	94	85,573	9414		122.00	2018	2018-660012753	REEDY, DOYLE & GAYLE	94	92,170	9386		122.00	2017	2017-660012753	REEDY, DOYLE & GAYLE	94	91,623	9112		118.00	2016	2016-660012753	REEDY, DOYLE & GAYLE	94	89,839	8848		115.00	2015	2015-660012753	REEDY, DOYLE & GAYLE	94	88,346	8590		112.00	2014	2014-660012753	REEDY, DOYLE & GAYLE	94	88,861	8339		83.00	2013	2013-660012753	REEDY, DOYLE & GAYLE	94	92,757	8097		81.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660012753	REEDY, DOYLE & GAYLE	94	82,214	9044		90.00																																																																																																																		
2024	2024-660012753	REEDY, DOYLE & GAYLE	94	92,945	9710		155.00																																																																																																																		
2023	2023-660012753	REEDY, DOYLE & GAYLE	94	85,703	9428		151.00																																																																																																																		
2022	2022-660012753	REEDY, DOYLE & GAYLE	94	87,329	9607		154.00																																																																																																																		
2021	2021-660012753	REEDY, DOYLE & GAYLE	94	86,673	9535		153.00																																																																																																																		
2020	2020-660012753	REEDY, DOYLE & GAYLE	94	85,682	9426		123.00																																																																																																																		
2019	2019-660012753	REEDY, DOYLE & GAYLE	94	85,573	9414		122.00																																																																																																																		
2018	2018-660012753	REEDY, DOYLE & GAYLE	94	92,170	9386		122.00																																																																																																																		
2017	2017-660012753	REEDY, DOYLE & GAYLE	94	91,623	9112		118.00																																																																																																																		
2016	2016-660012753	REEDY, DOYLE & GAYLE	94	89,839	8848		115.00																																																																																																																		
2015	2015-660012753	REEDY, DOYLE & GAYLE	94	88,346	8590		112.00																																																																																																																		
2014	2014-660012753	REEDY, DOYLE & GAYLE	94	88,861	8339		83.00																																																																																																																		
2013	2013-660012753	REEDY, DOYLE & GAYLE	94	92,757	8097		81.00																																																																																																																		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:11:04
 Page 2

Lot Data	Square-Foot - NBHD 1215 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.3681 Topography Street Access Utilities Amenities HYW FRONTAGE 0 0 Method Square-Foot Base Lot Value 103,153.00 x .17 = 17,170 Factor Value Adjustments 1.0000 Lot Value 17,170		

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,176 / 1,176
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	4 / 1.0 / 1.0
Basement Area	
Garage Type	690 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1979 / 47

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 145,742 123.93 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 1 Indicated Value 107,490 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	89.15	Total Misc Impr	+ 4,444	Roofing Adj	+ 4.03	Garage Cost	+ 18,982
Subfloor Adj	+ 2.34	Total RCN	= 156,149	Heat/Cool Adj	+ 10.30	Depreciation (56%)	- 87,443
Plumbing Adj	+ 7.04	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 68,706
Adj Base Cost	= 112.86	Lot Value	+ 17,170	Total Area	x 1,176	Indicated Value	= 85,876
		Value Per SqFt	73.02	Adjusted Cost	= 132,723		

Value Reconciliation
Selected Approach Cost Approach Improvements 68,706 Lot Value 17,170 Indicated Value 85,876 73.02 Per SqFt Agland Value Site Improvements 577 Total Value 86,453 73.51 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	30899	30x8		240	8.81		2,114
PATO	SLAB PORCH - OPEN	30900	24x12		288	8.09		2,330



Rogers

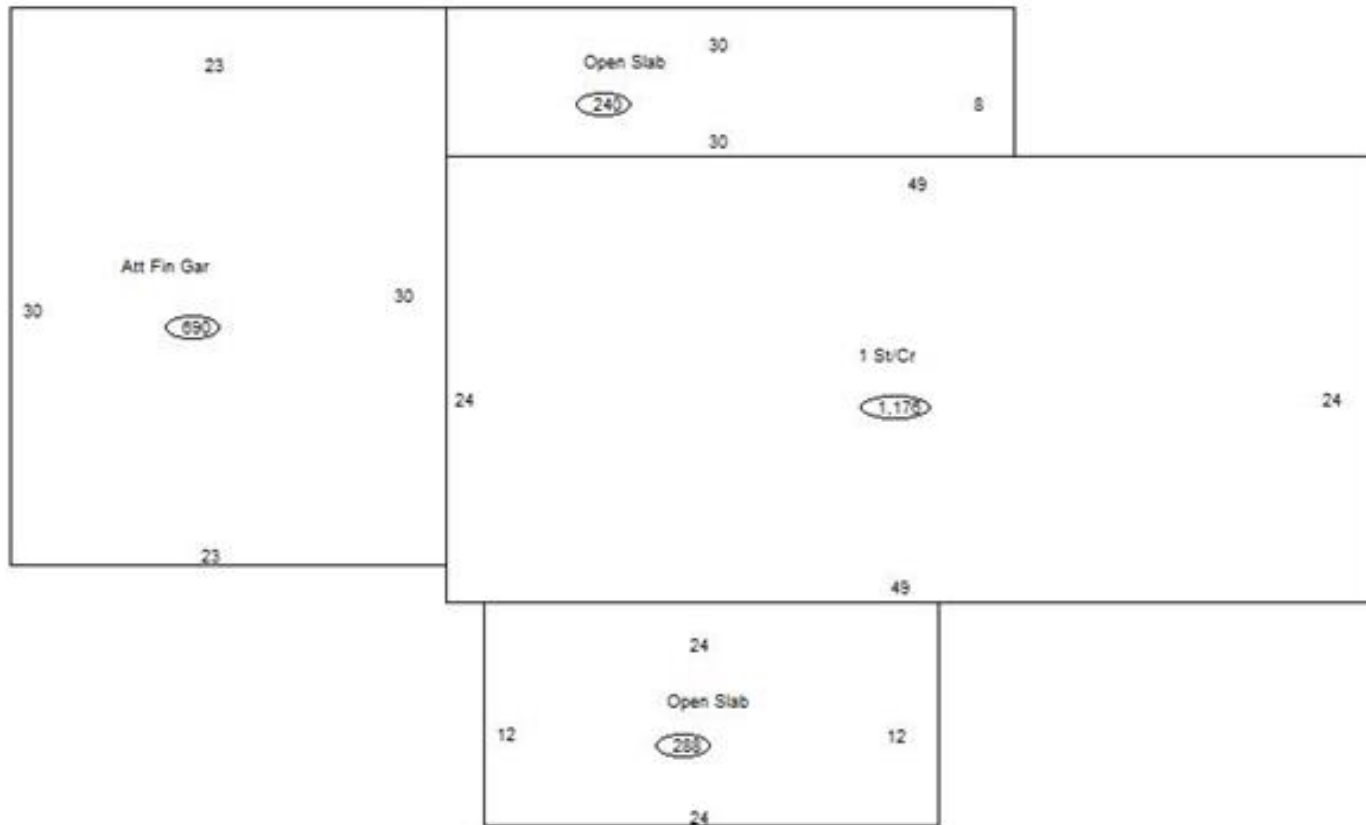
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:11:04
 Page 3

Sketch Image

660012753



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,176	1.000	1,176
2	G	5		10	Att Fin Gar	690	1.000	690
3	M	PATO		10	Open Slab	240	1.000	240
4	M	PATO		10	Open Slab	288	1.000	288
Total Building Area						1,176		1,176



Rogers


Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:11:04
Page 4

660012753

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x6	Plank	Composition Shingle	80
	Qual	2	Cond 3	Year 1990	Eff Age 27	
		Valuation Summary	Modifier Total	RCN	Depr (71% Phys/ % Func)	RCNLD
		Base Cost (24.87 x 80)	1,990	1,990	1,413	577