



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:59:38
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Assessment Data					Primary Image									
Account	660013442													
Parcel ID	22N16E-13-1-00000-000-0000													
Cadastral ID	13-22-16-05700													
Property Type	REAL - Real Property													
Property Class	RC	VI Area 1												
Tax Area	75 - SEQUOYAH/FOYIL FD													
Name ID	37264													
POPE, BOBBY G														
ATT: RUBY														
15320 S 4187 RD														
CLAREMORE OK 74017-0000														
Parcel Location														
Situs	06700 S HWY 66													
Subdivision														
Lot/Block	/	Parcel Size	2.64 - Acres											
Sec/Twn/Rng	13 / 22 / 16 / 1													
Neighborhood	5001 - TASC 2016													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description														
Lat/Long: 36.39024522 -95.55088914														
PT N2 N2 SW NE BEING S & E RR/ ORW LESS 25' STRIP ALG SD ROW FOR PUBLIC RD & LESS S 220' E 770' & LESS N 110' E 659'														
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					
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Exemptions														
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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 colspan="5"> </td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code					
Bk/Pg	Grantor	Date	Price	Code										
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.310	Current Tax					
Remove Cap	0	Land Value	94,963	94,963	11%	10,446	Assessed	68,550	6,944.80					
Year Frozen	0	Improvements	738,166	528,221		58,104	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	833,129	623,184		68,550	Total Taxable	68,550	6,945.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660013442	POPE, BOBBY G			75	836,121	0	65,286	6,614.00					
2024	2024-660013442	POPE, BOBBY G			75	565,247	0	62,178	6,336.00					
2023	2023-660013442	POPE, BOBBY G			75	779,828	0	69,930	7,283.00					
2022	2022-660013442	POPE, BOBBY G			75	773,508	0	66,600	7,078.00					
2021	2021-660013442	POPE, BOBBY G			75	606,794	0	63,428	6,550.00					
2020	2020-660013442	POPE, BOBBY G			75	607,602	0	60,409	6,467.00					
2019	2019-660013442	POPE, BOBBY G			75	603,947	0	57,532	6,106.00					
2018	2018-660013442	POPE, BOBBY G			75	606,074	0	54,792	5,845.00					
2017	2017-660013442	POPE, BOBBY G			75	604,506	0	52,183	5,529.00					
2016	2016-660013442	POPE, BOBBY G			75	686,411	0	49,699	5,256.00					
2015	2015-660013442	POPE, BOBBY G			75	455,816	0	39,777	4,283.00					
2014	2014-660013442	POPE, BOBBY G			75	455,816	0	37,882	4,136.00					
2013	2013-660013442	POPE, BOBBY G			75	352,930	0	36,078	3,848.00					



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Lot Data		Units-Buildable - (UNITS BUILDABLE)		Primary Image																																																
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities Method Units-Buildable Base Lot Value Factor Value Adjustments Lot Value																																																				
Residential Data Type 1 Single Family Residence Condition 3 - Average Quality 2.5 - Fair Architecture Style 100% One Story Exterior Wall 75% Veneer, Stone 25% Frame, Siding, Vinyl Base/Total Area 2,072 / 2,072 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 2,072 Fixture/RghIn 14 / Bed/F/H Bath 3 / 2.5 / Basement Area Garage Type 896 Attached Garage - Unfinished Remodel Year/Eff Age 1974 / 39								\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-18\IMG_00 11/21/2022																																												
Cost Approach				GRM Approach GRM Code Gross Rent 0.00 Indicated Value																																																
Manual : 01/2025				Multiple Regression MRA Code 1 Test Adjusted R 0.8445 Indicated Value 228,392 110.23 Per SqFt																																																
<table border="0"> <tr> <td>Base Cost</td><td>101.96</td><td>Total Misc Impr</td><td>+</td><td>62,496</td></tr> <tr> <td>Roofing Adj</td><td>+ 4.23</td><td>Garage Cost</td><td>+</td><td>22,991</td></tr> <tr> <td>Subfloor Adj</td><td>+ -1.09</td><td>Total RCN</td><td>=</td><td>344,756</td></tr> <tr> <td>Heat/Cool Adj</td><td>+ 11.47</td><td>Depreciation (48%)</td><td>-</td><td>165,483</td></tr> <tr> <td>Plumbing Adj</td><td>+ 8.56</td><td>Lump Sums</td><td>+</td><td>0</td></tr> <tr> <td>Basement Adj</td><td>+ 0.00</td><td>RCNLD</td><td>=</td><td>179,273</td></tr> <tr> <td>Adj Base Cost</td><td>= 125.13</td><td>Lot Value</td><td>+</td><td></td></tr> <tr> <td>Total Area</td><td>x 2,072</td><td>Indicated Value</td><td>=</td><td>179,273</td></tr> <tr> <td>Adjusted Cost</td><td>= 259,269</td><td>Value Per SqFt</td><td></td><td>86.52</td></tr> </table>				Base Cost	101.96	Total Misc Impr	+	62,496	Roofing Adj	+ 4.23	Garage Cost	+	22,991	Subfloor Adj	+ -1.09	Total RCN	=	344,756	Heat/Cool Adj	+ 11.47	Depreciation (48%)	-	165,483	Plumbing Adj	+ 8.56	Lump Sums	+	0	Basement Adj	+ 0.00	RCNLD	=	179,273	Adj Base Cost	= 125.13	Lot Value	+		Total Area	x 2,072	Indicated Value	=	179,273	Adjusted Cost	= 259,269	Value Per SqFt		86.52	Direct Comparables Selection Model 1 Res Adjustment Model A2 AO Test Comparables Indicated Value			
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Miscellaneous Improvements																																																				
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value																																												
PRCH	SLAB PORCH - COVERED	32349	10x4		40	24.14		966																																												
EPSW	ENCLOSED PORCH - SOLID WALL	32350	858		858	57.85		49,635																																												
PRCH	SLAB PORCH - COVERED	32351	9x6		54	24.10		1,301																																												
PRCH	SLAB PORCH - COVERED	32352	462		462	22.93		10,594																																												



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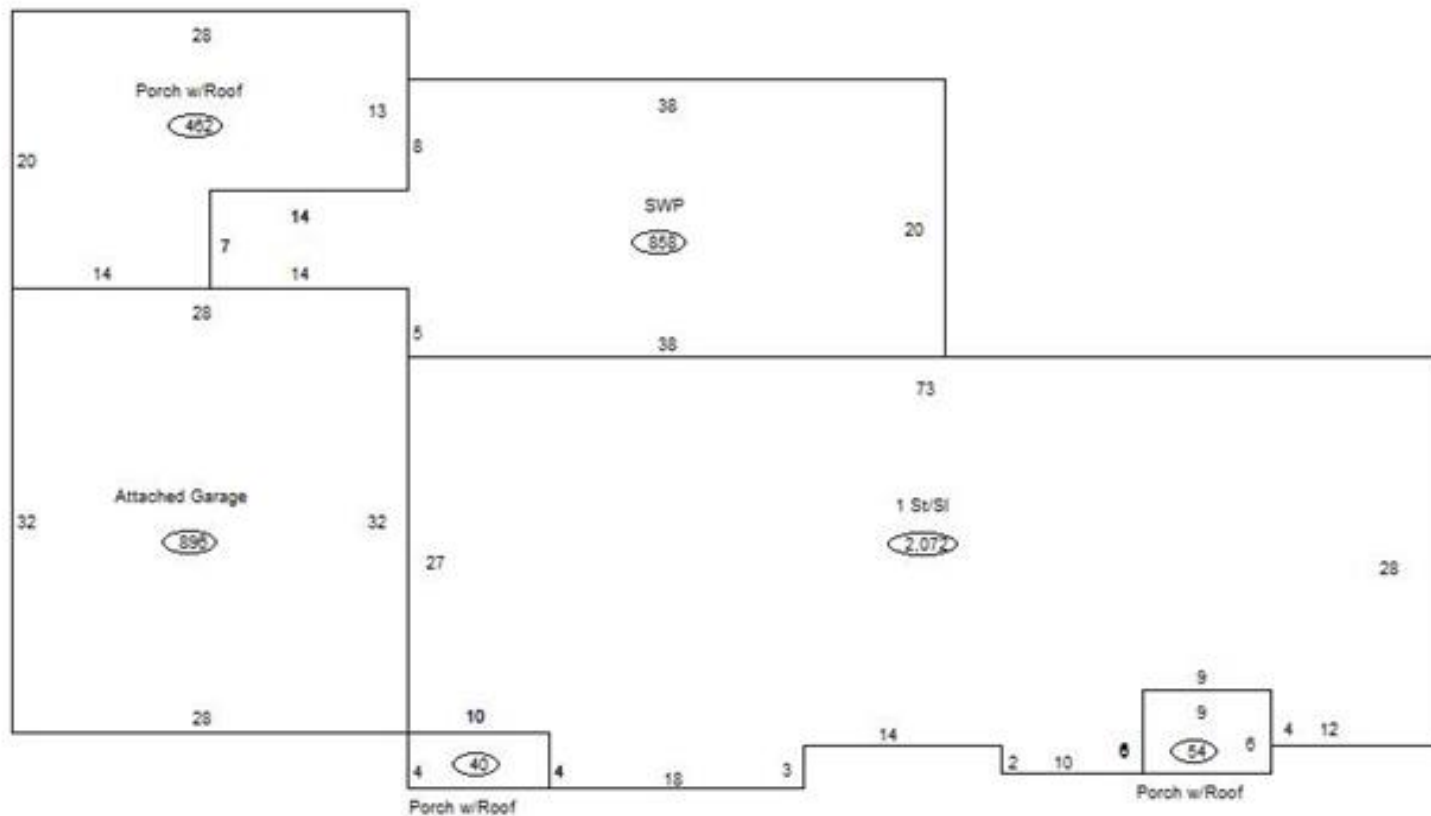
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,072	1.000	2,072
2	G	1		13	Attached Garage	896	1.000	896
3	M	PRCH		13	SLBC	40	1.000	40
4	M	EPSW		13	EPSW	858	1.000	858
5	M	PRCH		13	SLBC	54	1.000	54
6	M	PRCH		13	SLBC	462	1.000	462
Total Building Area						2,072		2,072



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Lot Data		Primary Image		
Lot Size	0 x 0			
Lot Count	0			
Units Buildable	2.64			
Non-Ag Acres	3.229			
Topography				
Street Access				
Utilities				
Amenities	0			
	0			
Value Model	1835 COMM			
Value Method	Square-Foot			
Base Lot Value	140,642.00 x .68 =			94,963
Factor Value	0			
Adjustments				
Lot Value	94,963			
Cost Approach		Image Information		
Manual Date	01/2025	Image ID	1031844	
Total Building Area	11,000	Image Date	9/6/2023	
Total Base Value	752,510	Name	IMG_0002.JPG	
Modifier Value		Description	REVAL 2024	
Misc Improvements				
Replacement Cost New	752,510			
Phys/Func Depreciation Loss	()			
RCN Less Phys/Func	361,205			
Economic Depreciation				
RCNLD (All Sources)	361,205			
Depreciated Improvements				
Outbuilding Value	197,688			
Total Improvement Value	558,893			
Land Value	94,963			
Cost Approach Value	653,856	59.44/SqFt		
Income Approach		Value Reconciliation		
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach	
Vacancy & Collection Loss		Total Improvement Value	376,961	
Miscellaneous Income		Land Value	94,963	
Effective Gross Income (EGI)		Total Appraised Value	653,856	
Total Expenses			59.44/SqFt	
Net Operating Income (NOI)				
Income Capitalization Rate				
Indicated Value	0.00			



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Account 660013442
 Parcel ID 22N16E-13-1-00000-000-0000
 Cadastral ID 13-22-16-05700

Tax Area Code 75
 Property Class RC
 Owners Name POPE, BOBBY G

Building Data

Building ID 2253
 Building Sequence 1
 Occupancy 1 353 Retail Store 23%
 Occupancy 2 528 Service Repair Garage 23%
 Occupancy 3 406 Storage Warehouse 55%
 Total Floor Area 11,000
 Average Perimeter 740
 Number Of Storys 1.00
 Average Wall Ht 14.00
 Year Built 1983
 Effective Age 28
 Construction Class 7 - Pre-Engineered Steel Frame
 Quality 2 - Fair
 Condition 2 - Fair
 Exterior Wall 88 - Stud Metal Siding
 Heating/Cooling 15 - No HVAC
 Roof Type
 Roof Cover

Basement Area
 Basement Levels
 Basement Finish
 Finish Code - 1
 Finish Area - 1
 Finish Code - 2
 Finish Area - 2

Building Image



Image Information

Image Name IMG_0002.JPG
 Image Date 9/6/2023
 Image Name IMG_0002.JPG
 Description REVAL 2024

Cost Calculations

Appraisal Zone 1
 Zone Description
 Base Cost 47.55
 Wall Cost 18.09
 HVAC Cost 2.77
 Basement Cost 0.00
 Total Base Cost 68.41
 Total Area 11,000
 Base RCN 752,510
 Misc Impr Value

Manual Date 01/2025
 Base Year 2026
 Modifier Value
 Total Replacement Cost 752,510
 Physical Depreciation 52%
 Functional Depreciation
 Total Depreciation 52% (391,305)
 Total RCNLD 361,205
 Lump Sums
 Total Building Value 361,205 \$ 32.84 Per SqFt

Building Modifiers

Code	Description	Units - 1	Units - 2	Units - 3	Modifier Value
612	Warmed and Cooled Air	Area/Percent	23%		30,460
Total Modifier Value					30,460



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PACN	PAVING - CONCRETE	0x0x0			142,382
	Qual	Cond	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (4.42 x 142,382)		629,328	440,530	188,798
	FLV	SODIUM LIGHTS (12)	0x0x0			15,180
	Qual	Cond	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (1.00 x 15,180)		15,180	10,322	4,858
	FLV	MTL LIGHT POLES 6 @ 30'	0x0x0			12,600
	Qual	Cond	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (1.00 x 12,600)		12,600	8,568	4,032
Total Site Improvement Value						197,688