



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	660014070				No Image On File				
Parcel ID	22N17E-14-3-00000-000-0000								
Cadastral ID	14-22-17-00800								
Property Type	REAL - Real Property								
Property Class	RA	VI Area 2							
Tax Area	75 - SEQUOYAH/FOYIL FD								
Name ID	328768								
VAZQUEZ, CARMEN & JUAN C VAZQUEZ MORALES									
20251 E 440 RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	E 440 RD								
Subdivision									
Lot/Block	/	Parcel Size 100 - Acres							
Sec/Twn/Rng	14 / 22 / 17 / 3								
Neighborhood	4070 - FOYIL SEQUOYAH AREA								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description Lat/Long: 36.38403207 -95.46649373									
Building Permits									
NE SW & SW SE NW & SE NW SW & SW SE SW & SW SW LESS SW SW SW.					Number	Description	Opened	Closed	Amount
					R18	R19-NEW SFR	08/2016	12/2018	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	/	BRAVO, JOSE	09/10/2019	280,000	WG
H	Homestead	No	1,000		2540/888	MADOLE, ROBERT L SR-ESTATE	04/07/2016	250,000	WG
					2540/884	MADOLE, ROBERT L SR	04/07/2016	0	WB
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.310	Current Tax	
Remove Cap	2020	Land Value	7,154	6,149	11%	676	Assessed	49,628	5,027.81
Year Frozen		Improvements	539,731	445,023		48,952	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00
TIF Project ID	0	Total Value	546,885	451,172		49,628	Total Taxable	48,628	4,940.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660014070	VAZQUEZ, CARMEN &	75	480,337	1000	47,183	4,793.00		
2024	2024-660014070	VAZQUEZ, CARMEN &	75	445,373	1000	45,780	4,677.00		
2023	2023-660014070	VAZQUEZ, CARMEN &	75	481,447	1000	44,418	4,639.00		
2022	2022-660014070	VAZQUEZ, CARMEN &	75	476,822	1000	43,095	4,595.00		
2021	2021-660014070	VAZQUEZ, CARMEN &	75	389,188	1000	41,811	4,332.00		
2020	2020-660014070	VAZQUEZ, CARMEN &	75	385,820	1000	41,441	4,453.00		
2019	2019-660014070	VAZQUEZ, CARMEN &	75	371,146	0	40,826	4,332.00		
2018	2018-660014070	BRAVO, JOSE	75	12,530	0	1,378	147.00		
2017	2017-660014070	BRAVO, JOSE	75	12,365	0	1,360	144.00		
2016	2016-660014070	BRAVO, JOSE	75	9,229	0	1,015	107.00		
2015	2015-660014070	MADOLE, ROBERT L SR	75	9,142	1000	6	18.00		
2014	2014-660014070	MADOLE, ROBERT L SR	75	9,191	1000	11	18.00		
2013	2013-660014070	MADOLE, ROBERT L SR	75	9,191	1000	11	17.00		



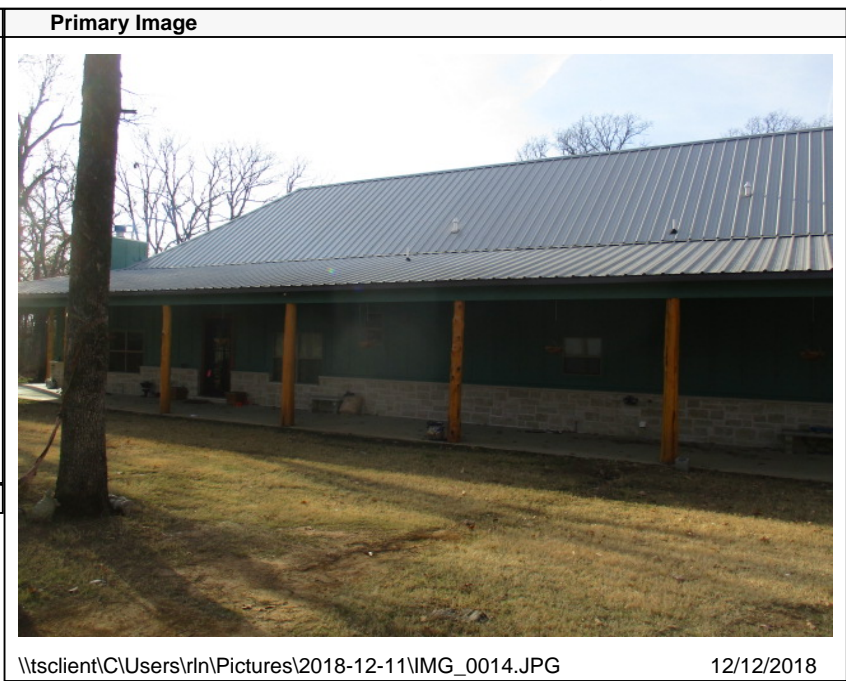
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Lot Data - FOYIL SEQUOYAH AREA (UNITS BUILDABLE)	
Lot Size	
Lot Count	0
Units Buildable	0
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	40% Veneer, Stone 60% Frame, Siding, Wood
Base/Total Area	2,800 / 4,300
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,800
Fixture/RghIn	14 /
Bed/F/H Bath	6 / 3.0 /
Basement Area	
Garage Type	1,200 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2018 / 6

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

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

Cost Approach Manual : 01/2025

Base Cost	84.08	Total Misc Impr	+	71,196
Roofing Adj	+ 3.61	Garage Cost	+	44,652
Subfloor Adj	+ -1.98	Total RCN	=	569,025
Heat/Cool Adj	+ 14.47	Depreciation (6%)	-	34,142
Plumbing Adj	+ 5.21	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	534,883
Adj Base Cost	= 105.39	Lot Value	+	
Total Area	x 4,300	Indicated Value	=	534,883
Adjusted Cost	= 453,177	Value Per SqFt		124.39

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	534,883		
Lot Value			
Indicated Value	534,883	124.39	Per SqFt
Agland Value	7,154		
Site Improvements	4,848		
Total Value	1,081,768	251.57	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2013	1	0.00		
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	139437	2600		2,600	24.91		64,766



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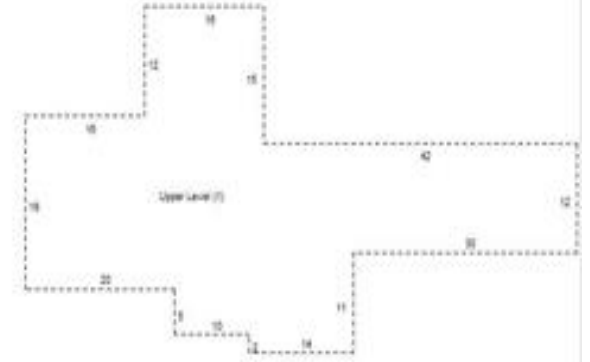
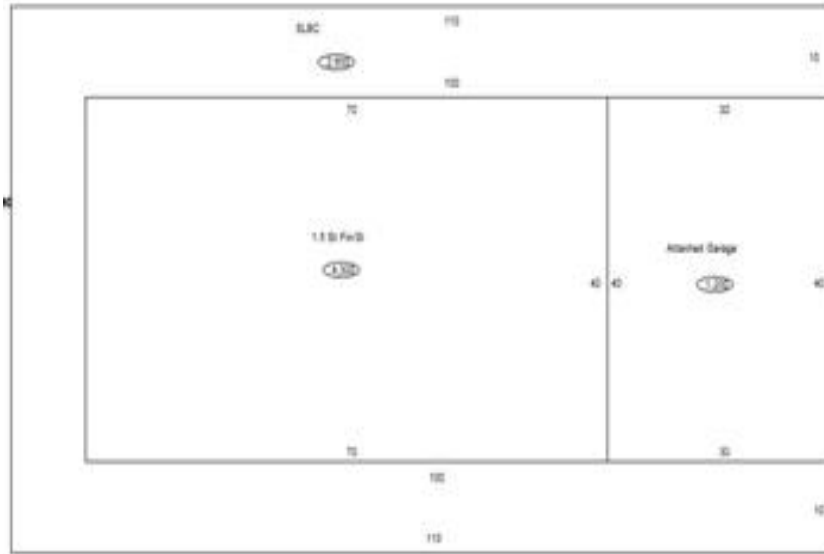
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,800	1.536	4,300
2	G	1		13	Attached Garage	1,200	1.000	1,200
3	M	PRCH		13	SLBC	2,600	1.000	2,600
4	U	^UL		13	Upper Level (1)	1,500	1.000	1,500
Total Building Area						2,800		4,300



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNGP	Barn - General Purpose	22x24x6	Base	Formed Metal	528
	Qual 3	Cond 3	Year 1985	Eff Age 31		
Valuation Summary		Modifier Total	RCN	Depr (58% Phys/ % Func)		RCNLD
Base Cost (21.86 x 528)		11,542	11,542	6,694		4,848



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			3.526	192	192	677	677
HC	HECTOR STONY SANDY LOAM	TMBR	20			13.299	36	36	479	479
HLC	HECTOR-LINKER FINE SANDY	TMBR	35			63.251	63	63	3,985	3,985
LKB	LINKER FINE SANDY LOAM 1-	NTV PST	63			.189	151	151	29	29
LKC	LINKER FINE SANDY LOAM 3-	TMBR	51			6.450	92	92	592	592
VD	VERDIGRIS SILT LOAM	TMBR	95			3.103	171	171	531	531
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			10.182	85	85	861	861
TMBR Totals						100.000			7,154	7,154
Total Agland						100.000			7,154	7,154