



# 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	660014618													
Parcel ID	21N16E-15-1-00000-000-0000													
Cadastral ID	15-21-16-06700													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 1												
Tax Area	5 - JUSTUS RURAL/NO FIRE													
Name ID	339499													
MULLINS, DANIEL & SCARLETT														
13882 E HWY 20 CLAREMORE OK 74017-0000														
Parcel Location														
Situs	13882 E HWY 20													
Subdivision														
Lot/Block	/	Parcel Size	1.29 - Acres											
Sec/Twn/Rng	15 / 21 / 16 / 1													
Neighborhood	2116 - UNPLATTED													
School District	S009 - JUSTUS-TIAWAH SCHOOLS													
Legal Description Lat/Long: 36.30665157 -95.58069443														
TR DESC 2025-001014 AS COMM NE/C NE; S89.0755W 453.79'; S01 3036E 66.20' TO POB; CURVE RIGHT 28702.89' CENT ANG 00.1103 CHORD BEARING S89.4218W LENGTH 92.25' ARC DIST 92.25'; S01 3036E 229.27'; S64.0625W 127.665'; S01.3036E 63.36'; N59.3543E 395 46'; N01.3018W 149.92'; CURVE RIGHT RAD 28702.89' CENT														
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														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	MULLINS, DANIEL & SCARLETT	01/24/2025	0	4										
/	HUDSON, JONATHAN M	01/24/2025	0	11										
/	NO PAYNE RENTAL LLC	06/24/2022	74,000	YES										
2416/131	PAYNE, JOHNIE D &	07/31/2014	0	4										
2330/169	NEAL, GARY WAYNE ESTATE	05/29/2013	60,000	YES										
2328/146	HAMMOND, SHIRLEY & GARY NEAL &	05/16/2013	0	4										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax						
Remove Cap	2023	Land Value	43,891	34,357	11%	3,779	Assessed	8,140	676.03					
Year Frozen	2023	Improvements	50,644	39,643		4,361	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00					
TIF Project ID	0	Total Value	94,535	74,000		8,140	Total Taxable	7,140	593.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660014618	MULLINS, DANIEL & SCARLETT	5	93,594	1000	7,140	593.00							
2024	2024-660014618	MULLINS, DANIEL & SCARLETT	5	94,021	1000	7,140	596.00							
2023	2023-660014618	MULLINS, DANIEL & SCARLETT	5	74,000	1000	7,140	595.00							
2022	2022-660014618	MULLINS, DANIEL & SCARLETT	5	79,125	0	7,223	601.00							
2021	2021-660014618	NO PAYNE RENTAL LLC	5	70,106	0	6,880	584.00							
2020	2020-660014618	NO PAYNE RENTAL LLC	5	68,814	0	6,552	555.00							
2019	2019-660014618	NO PAYNE RENTAL LLC	5	56,731	0	6,240	540.00							
2018	2018-660014618	NO PAYNE RENTAL LLC	5	59,581	0	6,554	568.00							
2017	2017-660014618	NO PAYNE RENTAL LLC	5	59,305	0	6,524	532.00							
2016	2016-660014618	NO PAYNE RENTAL LLC	5	58,394	0	6,423	548.00							
2015	2015-660014618	NO PAYNE RENTAL LLC	5	61,776	0	6,795	574.00							
2014	2014-660014618	NO PAYNE RENTAL LLC	5	61,435	0	6,758	580.00							
2013	2013-660014618	PAYNE, JOHNIE D &	5	69,701	0	5,475	477.00							



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Lot Data		Square-Foot - NBHD 2116 #1	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	56,192.00 x .78 = 43,891		
Factor Value			
Adjustments	1.0000		
Lot Value	43,891		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-7-31\IMG\_000! 7/31/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,192 / 1,192
Style	100% One Story
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	264 Carport - Shed Roof
Remodel	
Year/Eff Age	1941 / 64

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	72,159 60.54 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	85.12	Total Misc Impr	+ 7,527
Roofing Adj	+ 3.94	Garage Cost	+ 3,023
Subfloor Adj	+ 2.32	Total RCN	= 128,475
Heat/Cool Adj	+ 0.00	Depreciation ( 70%)	- 89,933
Plumbing Adj	+ 7.55	Lump Sums	+ 2,753
Basement Adj	+ 0.00	RCNLD	= 41,295
Adj Base Cost	= 98.93	Lot Value	+ 43,891
Total Area	x 1,192	Indicated Value	= 85,186
Adjusted Cost	= 117,925	Value Per SqFt	71.46

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	41,295
Lot Value	43,891
Indicated Value	85,186 71.46 Per SqFt
Agland Value	
Site Improvements	9,349
Total Value	94,535 79.31 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	4,394.05		4,394
PRCH	SLAB PORCH - COVERED	35381	21x7		147	20.13		2,959
PATO	SLAB PORCH - OPEN	35382	6x3		18	9.69		174
WODO	WOOD DECK - OPEN	142818	20x16		320	14.34	40%	2,753



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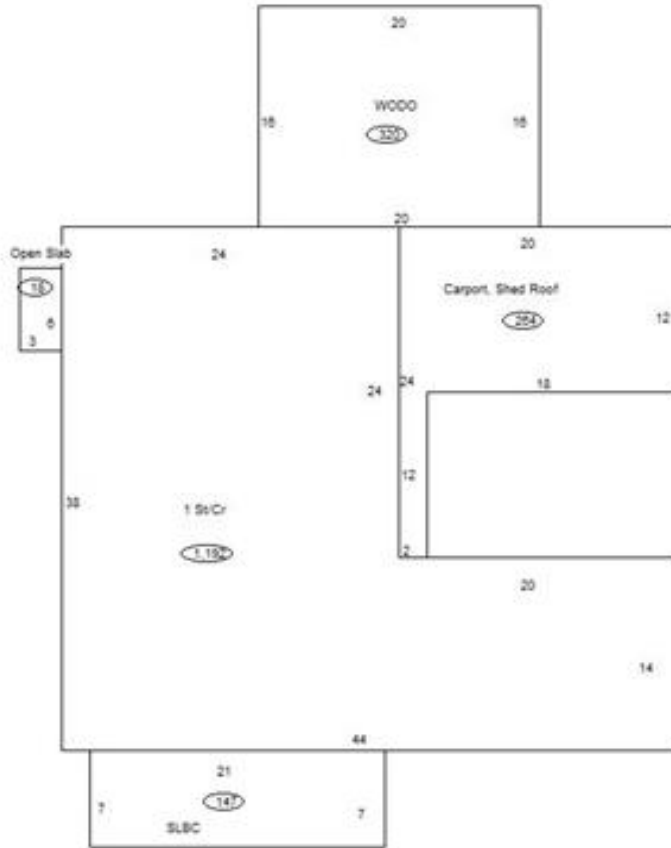
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,192	1.000	1,192
2	M	PRCH		10	SLBC	147	1.000	147
3	M	PATO		10	Open Slab	18	1.000	18
4	M	WODO		10	WODO	320	1.000	320
5	G	4		10	Carport, Shed Roof	264	1.000	264
<b>Total Building Area</b>						<b>1,192</b>		<b>1,192</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF Qual 2	STG FAIR Cond 3	0x0x0			400
		Year		Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (90% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x 400)		1,872	1,872	1,685	187
	STF Qual 2	STG FAIR Cond 3	12x18x0			216
		Year		Eff Age	1520	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x 216)		1,011	1,011	809	202
	STF Qual 2	STG FAIR Cond	0x0x0			
		Year		Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x )					
	DTGF Qual 2	DETACHED GARAGE FAIR Cond 3	20x28x0			560
		Year		Eff Age	1520	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.00 x 560)		8,960	8,960		8,960
	STF Qual 2	STG FAIR Cond	0x0x0			
		Year		Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x )					
	GHF Qual	GREENHOUSE Cond	0x0x0			
		Year		Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (5.00 x )					