



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 660014989 Parcel ID 000000-00-0-10015-004-0006 Cadastral ID 16-21-16-00260 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 299602 MEYER, SHARON 420 S PERDUE CLAREMORE OK 74017-0000 Parcel Location Situs 00420 S PERDUE AVE Subdivision ACADEMY Lot/Block 0006 / 0004 Parcel Size 1.5 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\A\TOMMY DUNLAP\New folder (238)\IMG_0043.JPG 7/28/2023</p>				
Legal Description Lat/Long: 36.30432525 -95.60567566									
S2 OF LOT 5 & ALL OF LOT 6 BLOCK 4 ACADEMY					Building Permits				
					Number	Description	Opened	Closed	Amount
					4138	R12-BEDROOM ADDITION	04/2011	08/2011	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	1997/74	LAVENDER, TONI F & MATTHEW~B	05/24/2007	46,000	10
					1199/322	GUINN, TIMOTHY W &	10/22/1999	60,000	No
					1139/583	BOOTH, CLYDE WAYNE	11/04/1998	40,000	Yes
					931/410	BOOTH, CLYDE WAYNE	06/30/1993	0	No
					792/269			27,000	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2009	Land Value	60,451	28,280	11%	3,111	Assessed	6,228	575.65
Year Frozen	2012	Improvements	60,584	28,342		3,117	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00
TIF Project ID	0	Total Value	121,035	56,622		6,228	Total Taxable	5,228	483.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660014989	MEYER, SHARON			17	119,731	1000	5,229	483.00
2024	2024-660014989	MEYER, SHARON			17	118,372	1000	5,229	483.00
2023	2023-660014989	MEYER, SHARON			17	86,672	1000	5,228	479.00
2022	2022-660014989	MEYER, SHARON			17	69,521	1000	5,229	484.00
2021	2021-660014989	MEYER, SHARON			17	65,090	1000	5,228	462.00
2020	2020-660014989	MEYER, SHARON			17	60,260	1000	5,229	479.00
2019	2019-660014989	MEYER, SHARON			17	59,781	1000	5,228	484.00
2018	2018-660014989	MEYER, SHARON			17	64,530	1000	5,228	483.00
2017	2017-660014989	MEYER, SHARON			17	63,957	1000	5,229	480.00
2016	2016-660014989	MEYER, SHARON			17	62,513	1000	5,228	491.00
2015	2015-660014989	MEYER, SHARON			17	65,101	1000	5,228	472.00
2014	2014-660014989	MEYER, SHARON			17	65,621	1000	5,229	485.00
2013	2013-660014989	MEYER, SHARON			17	63,026	1000	5,229	479.00



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Lot Data	Square-Foot - NBHD 1161 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2523	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,991.00 x 5.50 = 60,451	
Factor Value		
Adjustments	1.0000	
Lot Value	60,451	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,272 / 1,272
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1945 / 61

Cost Approach		Manual : 01/2025	
Base Cost	100.90	Total Misc Impr	+ 1,445
Roofing Adj	+ 4.68	Garage Cost	+ 0
Subfloor Adj	+ 1.22	Total RCN	= 165,965
Heat/Cool Adj	+ 11.47	Depreciation (65%)	- 107,877
Plumbing Adj	+ 11.07	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 58,088
Adj Base Cost	= 129.34	Lot Value	+ 60,451
Total Area	x 1,272	Indicated Value	= 118,539
Adjusted Cost	= 164,520	Value Per SqFt	93.19



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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	78,698	61.87	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	127,880		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	58,088		
Lot Value	60,451		
Indicated Value	118,539	93.19	Per SqFt
Agland Value			
Site Improvements	2,496		
Total Value	121,035	95.15	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	35941	10x6		60	24.08		1,445



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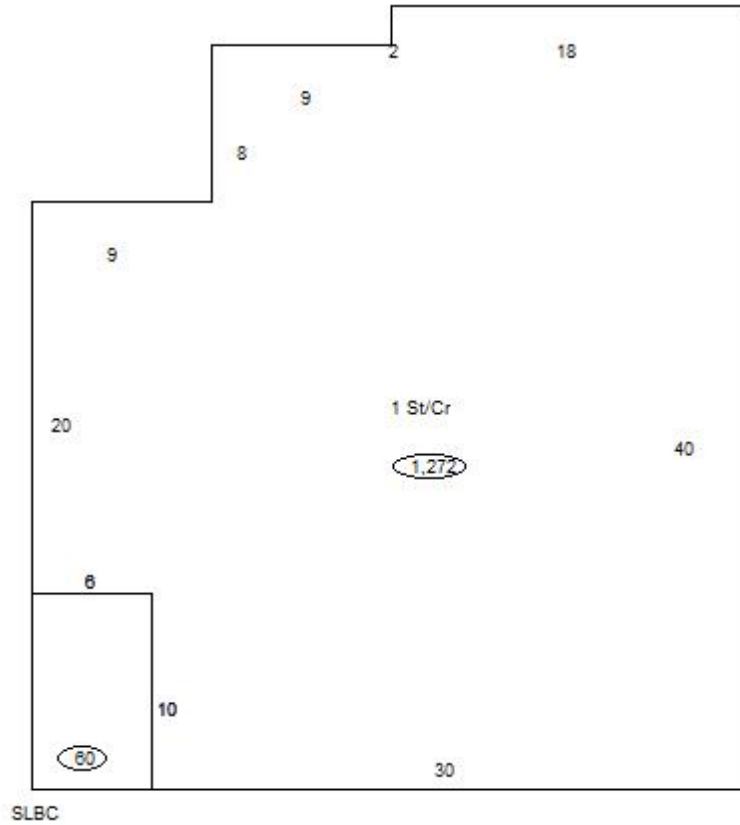
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	60	1.000	60
2	R	1	Crawl	10	1 St/Cr	1,272	1.000	1,272
Total Building Area						1,272		1,272



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			240
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (35% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 240)		3,840		3,840	1,344
						2,496
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					