



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:30:51
Page 1

Assessment Data					Primary Image				
Account	660015008								
Parcel ID	000000-00-0-10015-008-0007								
Cadastral ID	16-21-16-00430								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	324383								
HARMONY PROPERTIES LLC									
20553 S CAREFREE DRIVE CLAREMORE OK 74019-0000									
Parcel Location									
Situs	00717 S NORMAL AVE								
Subdivision	ACADEMY								
Lot/Block	0007 / 0008	Parcel Size	2 - Lots						
Sec/Twn/Rng	16 / 21 / 16 / 5								
Neighborhood	1161 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.30253009 -95.60493002									
LOTS 6 & 7 BLOCK 8 ACADEMY									
Building Permits									
Number	Description	Opened	Closed	Amount					
R20	R22- POSS RMA AFTER PURCHASE	03/2019	09/2021						
Exemptions									
Code	Type	Active	Maximum	Exemption					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
2715/635	JOHNSON, DEWEY A & BARBARA A	06/01/2018	15,000	YES					
945/361	POORE, EDNA WARE	01/21/1994	0	No					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2019	Land Value	33,773	25,124	11%	2,764	Assessed	2,764 255.48	
Year Frozen	0	Improvements	0	0	0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0	Total Value	33,773	25,124	2,764	Total Taxable	2,764	255.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660015008	HARMONY PROPERTIES LLC	17	33,773	0	2,632	243.00		
2024	2024-660015008	HARMONY PROPERTIES LLC	17	31,545	0	2,507	232.00		
2023	2023-660015008	HARMONY PROPERTIES LLC	17	33,750	0	2,387	219.00		
2022	2022-660015008	HARMONY PROPERTIES LLC	17	24,000	0	2,274	211.00		
2021	2021-660015008	HARMONY PROPERTIES LLC	17	24,000	0	2,166	191.00		
2020	2020-660015008	HARMONY PROPERTIES LLC	17	18,750	0	2,063	189.00		
2019	2019-660015008	HARMONY PROPERTIES LLC	17	18,750	0	2,063	191.00		
2018	2018-660015008	HARMONY PROPERTIES LLC	17	34,845	0	3,833	354.00		
2017	2017-660015008	JOHNSON, DEWEY A & BARBARA A	17	34,692	0	3,817	351.00		
2016	2016-660015008	JOHNSON, DEWEY A & BARBARA A	17	34,197	0	3,762	353.00		
2015	2015-660015008	JOHNSON, DEWEY A & BARBARA A	17	33,832	0	3,722	336.00		
2014	2014-660015008	JOHNSON, DEWEY A & BARBARA A	17	34,638	0	3,811	353.00		
2013	2013-660015008	JOHNSON, DEWEY A & BARBARA A	17	35,500	0	3,749	343.00		



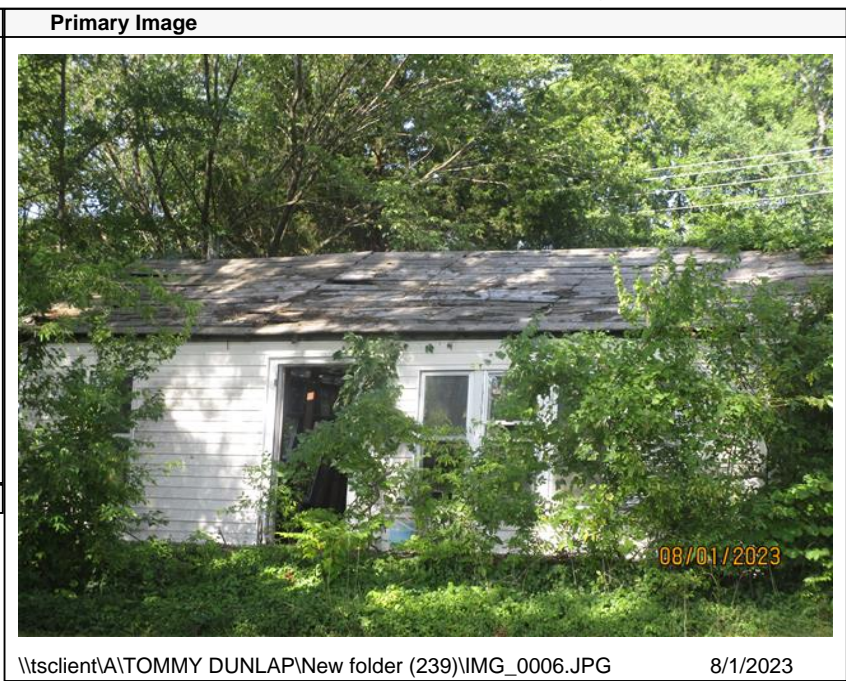
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 Time 23:30:51
 Page 2

Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2897		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	5	0
Method	Square-Foot		
Base Lot Value	12,618.00 x 5.35 =	67,545	
Factor Value	-33,772		
Adjustments	1.0000		
Lot Value	33,773		



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Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	1 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,008 / 1,008
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1938 / 123

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	101,480 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	
Lot Value	33,773
Indicated Value	33,773 33.50 Per SqFt
Agland Value	
Site Improvements	
Total Value	33,773 33.50 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	81.14	Total Misc Impr	+ 2,596
Roofing Adj	+ 3.88	Garage Cost	+ 0
Subfloor Adj	+ 2.43	Total RCN	= 96,894
Heat/Cool Adj	+ 1.52	Depreciation (100%)	- 96,894
Plumbing Adj	+ 4.58	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 93.55	Lot Value	+ 33,773
Total Area	x 1,008	Indicated Value	= 33,773
Adjusted Cost	= 94,298	Value Per SqFt	33.50

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	35987	24x6		144	18.03		2,596



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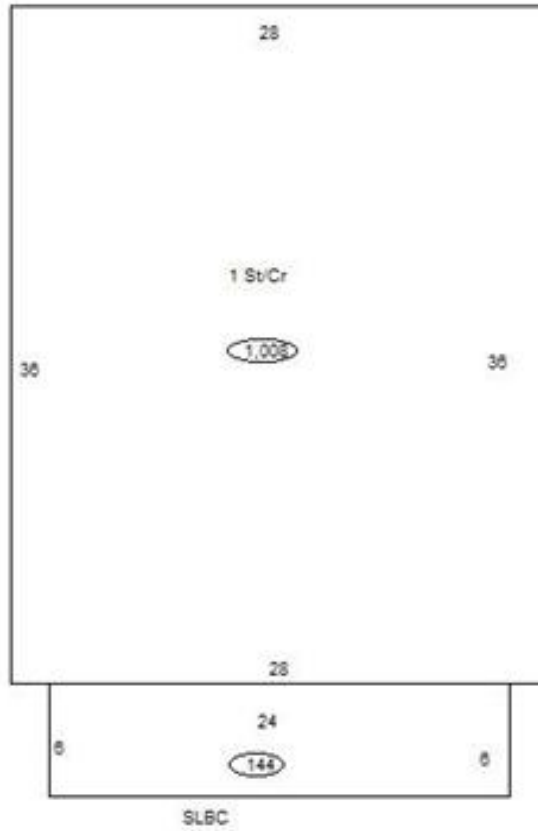
Date 04/16/2026

Time 23:30:51

Page 3

Sketch Image

660015008



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,008	1.000	1,008
2	M	PRCH		10	SLBC	144	1.000	144
Total Building Area						1,008		1,008



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Time 23:30:51
Page 4

660015008

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	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)				