



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
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Assessment Data					Primary Image																								
Account	660015471				<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-21\IMG_000! 8/21/2023</p>																								
Parcel ID	000000-00-0-10195-001-0017																												
Cadastral ID	16-21-16-07840																												
Property Type	REAL - Real Property																												
Property Class	URP	VI Area	1																										
Tax Area	17 - CLAREMORE OT																												
Name ID	347258																												
PREHN, MICHAEL D																													
604 S MARYLAND AVE CLAREMORE OK 74017-0000																													
Parcel Location																													
Situs	00604 S MARYLAND AVE																												
Subdivision	HOMEBUILDERS																												
Lot/Block	0017 / 0001	Parcel Size	.5 - Lots																										
Sec/Twn/Rng	16 / 21 / 16 / 5																												
Neighborhood	1161 - R-V01-SW CLAREMORE																												
School District	S001 - CLAREMORE SCHOOLS																												
Legal Description Lat/Long: 36.30508455 -95.61372935																													
W 122' S 55' N 90' TR 17 HOMEBUILDERS																													
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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <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																													
Sale History																													
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																				
					/	YATES, JOSHUA H	06/05/2025	88,000	YES																				
					/	YOUNG, STEPHEN A &	10/04/2019	59,500	YES																				
					/	WARD, CYNTHIA	10/24/2018	25,000	YES																				
					1562/191	ROBINSON, ANTONIO F &	02/05/2004	26,500	YES																				
					1278/298	CRUTCHFIELD, TOMMY K &	03/26/2001	20,000	No																				
Parcel Valuation																													
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																					
Remove Cap	2026	Land Value	43,392	43,392	11%	4,773	Assessed	9,680	894.72																				
Year Frozen	0	Improvements	44,608	44,608		4,907	Penalty	0																					
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00																				
TIF Project ID	0	Total Value	88,000	88,000		9,680	Total Taxable	9,680	895.00																				
Assessment History																													
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																						
2025	2025-660015471	PREHN, MICHAEL D	17	78,081	0	7,224	668.00																						
2024	2024-660015471	YATES, JOSHUA H	17	77,620	0	6,879	636.00																						
2023	2023-660015471	YATES, JOSHUA H	17	73,185	0	6,552	600.00																						
2022	2022-660015471	YATES, JOSHUA H	17	56,728	0	6,240	578.00																						
2021	2021-660015471	YATES, JOSHUA H	17	59,772	0	6,575	581.00																						
2020	2020-660015471	YATES, JOSHUA H	17	60,139	0	6,615	606.00																						
2019	2019-660015471	YOUNG, STEPHEN A &	17	26,440	0	2,908	269.00																						
2018	2018-660015471	WARD, CYNTHIA	17	23,530	0	2,588	239.00																						
2017	2017-660015471	WARD, CYNTHIA	17	23,402	0	2,574	236.00																						
2016	2016-660015471	WARD, CYNTHIA	17	22,954	0	2,525	237.00																						
2015	2015-660015471	WARD, CYNTHIA	17	24,732	0	2,721	245.00																						
2014	2014-660015471	WARD, CYNTHIA	17	25,698	0	2,643	245.00																						
2013	2013-660015471	WARD, CYNTHIA	17	26,329	0	2,517	230.00																						



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Lot Data	Square-Foot - NBHD 1161 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	5036	
Non-Ag Acres	0.1489	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	6,488.00 x 5.50 = 35,684	
Factor Value		
Adjustments	1.2160	
Lot Value	43,392	

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	576 / 576
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	14 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1940 / 38



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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	22,914	39.78	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	105.40	Total Misc Impr	+	3,636	
Roofing Adj	+ 4.74	Garage Cost	+		
Subfloor Adj	+ 2.77	Total RCN	=	87,467	
Heat/Cool Adj	+ 5.00	Depreciation ( 49%)	-	42,859	
Plumbing Adj	+ 27.63	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	44,608	
Adj Base Cost	= 145.54	Lot Value	+	43,392	
Total Area	x 576	Indicated Value	=	88,000	
Adjusted Cost	= 83,831	Value Per SqFt		152.78	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	44,608		
Lot Value	43,392		
Indicated Value	88,000	152.78	Per SqFt
Agland Value			
Site Improvements			
Total Value	88,000	152.78	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	37242	20x7		140	20.85		2,919
PATO	SLAB PORCH - OPEN	142566	10x7		70	10.24		717



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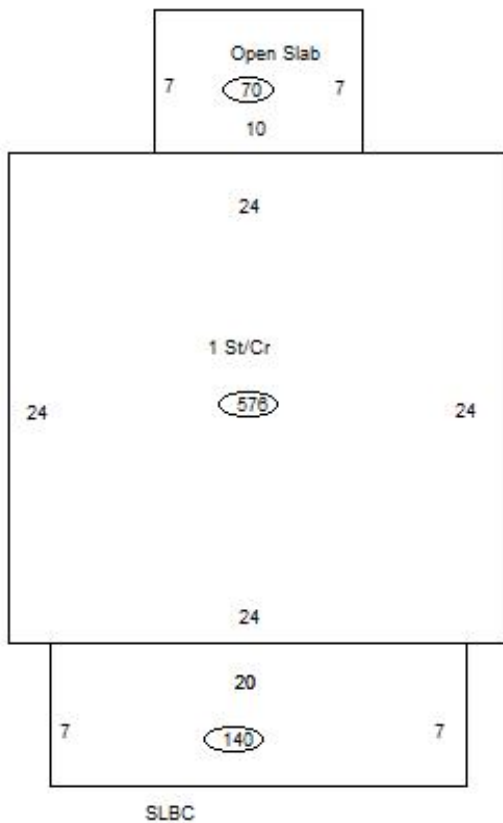
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Sketch Image

660015471



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	576	1.000	576
2	M	PRCH		10	SLBC	140	1.000	140
3	M	PATO		10	Open Slab	70	1.000	70
<b>Total Building Area</b>						<b>576</b>		<b>576</b>