



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 23:18:55
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Assessment Data					Primary Image														
Account 660015506 Parcel ID 000000-00-0-10215-001-0030 Cadastral ID 16-21-16-08160 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 332516 313 SE 4TH ST LLC 19483 S PECAN RIDGE CT CLAREMORE OK 74017-0000 Parcel Location Situs 00909 S CHOCTAW PL Subdivision KELLEY HEIGHTS Lot/Block 0030 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																			
Legal Description Lot/Long: 36.29915924 -95.60958851																			
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 colspan="5"> </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										
					/	4013 PROPERTY LLC	10/22/2020	96,000	YES										
					2585/542	LONG, IDA BELLE	10/18/2016	75,000	YES										
					1012/877	MENDENHALL, C J	01/05/1996	43,500	Yes										
					817/753			35,000	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2021		Land Value 46,492	41,342	11%	4,548	Assessed	12,668	1,170.90										
Year Frozen	0		Improvements 73,817	73,817		8,120	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 120,309	115,159		12,668	Total Taxable	12,668	1,171.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax												
2025	2025-660015506	313 SE 4TH ST LLC	17	118,003	0	12,064	1,115.00												
2024	2024-660015506	313 SE 4TH ST LLC	17	119,184	0	11,490	1,062.00												
2023	2023-660015506	313 SE 4TH ST LLC	17	113,057	0	10,943	1,002.00												
2022	2022-660015506	313 SE 4TH ST LLC	17	94,743	0	10,422	965.00												
2021	2021-660015506	313 SE 4TH ST LLC	17	96,705	0	10,638	939.00												
2020	2020-660015506	4013 PROPERTY LLC	17	76,420	0	8,406	770.00												
2019	2019-660015506	4013 PROPERTY LLC	17	74,520	0	8,197	759.00												
2018	2018-660015506	4013 PROPERTY LLC	17	77,587	0	8,535	789.00												
2017	2017-660015506	4013 PROPERTY LLC	17	76,972	0	8,467	778.00												
2016	2016-660015506	LONG, DALE L & IDA BELLE	17	64,363	0	7,080	665.00												
2015	2015-660015506	LONG, DALE L & IDA BELLE	17	64,500	0	7,095	640.00												
2014	2014-660015506	LONG, DALE L & IDA BELLE	17	64,500	0	7,095	658.00												
2013	2013-660015506	LONG, DALE L & IDA BELLE	17	69,520	0	7,346	672.00												



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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.194		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	8,453.00 x 5.50 = 46,492		
Factor Value			
Adjustments	1.0000		
Lot Value	46,492		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-22\IMG_000! 8/22/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	922 / 922
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	922
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1973 / 40

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	108,465	117.64	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	124,110		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	118.86	Total Misc Impr	+ 382				
Roofing Adj	+ 4.59	Garage Cost	+ 11,285				
Subfloor Adj	+ 0.00	Total RCN	= 147,634				
Heat/Cool Adj	+ 10.30	Depreciation (50%)	- 73,817				
Plumbing Adj	+ 13.72	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 73,817				
Adj Base Cost	= 147.47	Lot Value	+ 46,492				
Total Area	x 922	Indicated Value	= 120,309				
Adjusted Cost	= 135,967	Value Per SqFt	130.49				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	73,817		
Lot Value	46,492		
Indicated Value	120,309	130.49	Per SqFt
Agland Value			
Site Improvements			
Total Value	120,309	130.49	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	37358	6x3		18	21.23		382



Rogers

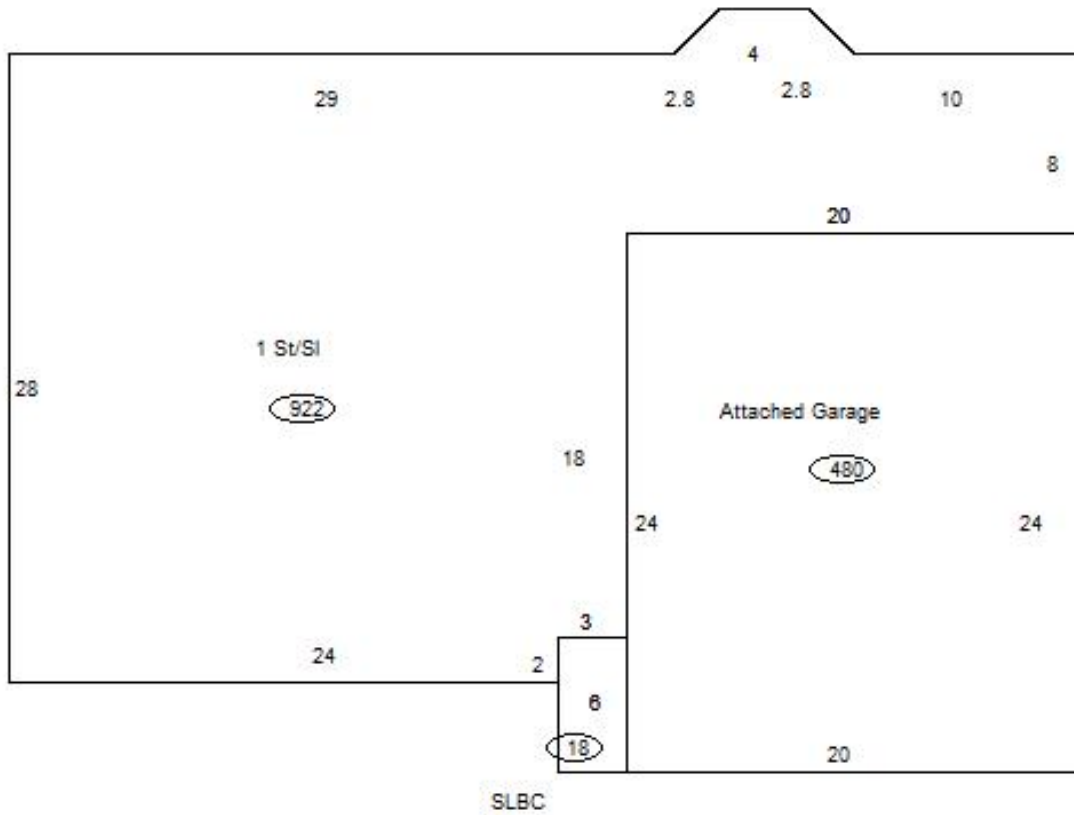
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Sketch Image

660015506



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	922	1.000	922
2	G	1		10	Attached Garage	480	1.000	480
3	M	PRCH		10	SLBC	18	1.000	18
Total Building Area						922		922