



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 660015561 Parcel ID 000000-00-0-10220-001-0010 Cadastral ID 16-21-16-08680 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 339906 ODUT PROPERTIES LLC 5505 E HICKORY HOLLOW RD CLAREMORE OK 74019-0000 Parcel Location Situs 01100 S WEWOKA AVE Subdivision KELLEY HEIGHTS EXT Lot/Block 0010 / 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 Lat/Long: 36.29764233 -95.60790616										Building Permits																																												
Legal Description LOT 10 BLOCK 1 KELLEY HEIGHTS EXT					<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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
					/	POWELL, OD & UT THI	09/02/2022	0	WB																																													
					2347/360	ROACH, JOHNNY R & KAREN M	08/06/2013	180,000	WB																																													
					2309/672	WALKER, ROBERT LOWRY	02/28/2013	0	4																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2014</td> <td>Land Value 43,879</td> <td>23,356</td> <td>11%</td> <td>2,569</td> <td>Assessed</td> <td>11,459</td> <td>1,059.16</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 81,705</td> <td>80,817</td> <td></td> <td>8,890</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 125,584</td> <td>104,173</td> <td></td> <td>11,459</td> <td>Total Taxable</td> <td>11,459</td> <td>1,059.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2014	Land Value 43,879	23,356	11%	2,569	Assessed	11,459	1,059.16	Year Frozen	0	Improvements 81,705	80,817		8,890	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 125,584	104,173		11,459	Total Taxable	11,459	1,059.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660015561	ODUT PROPERTIES LLC	17	123,048	0	10,914	1,009.00																																															
2024	2024-660015561	ODUT PROPERTIES LLC	17	124,559	0	10,393	961.00																																															
2023	2023-660015561	ODUT PROPERTIES LLC	17	105,354	0	9,898	907.00																																															
2022	2022-660015561	POWELL, OD & UT THI	17	85,705	0	9,428	873.00																																															
2021	2021-660015561	POWELL, OD & UT THI	17	89,774	0	9,875	872.00																																															
2020	2020-660015561	POWELL, OD & UT THI	17	90,406	0	9,862	903.00																																															
2019	2019-660015561	POWELL, OD & UT THI	17	85,390	0	9,393	870.00																																															
2018	2018-660015561	POWELL, OD & UT THI	17	88,019	0	9,682	895.00																																															
2017	2017-660015561	POWELL, OD & UT THI	17	87,303	0	9,603	882.00																																															
2016	2016-660015561	POWELL, OD & UT THI	17	85,104	0	9,361	879.00																																															
2015	2015-660015561	POWELL, OD & UT THI	17	82,948	0	9,124	823.00																																															
2014	2014-660015561	POWELL, OD & UT THI	17	85,432	0	9,398	871.00																																															
2013	2013-660015561	POWELL, OD & UT THI	17	81,609	0	8,289	759.00																																															



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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.1831		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	7,978.00 x 5.50 = 43,879		
Factor Value			
Adjustments	1.0000		
Lot Value	43,879		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-18\IMG_003I 8/18/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	60% Veneer, Stone 40% Frame, Siding, Wood
Base/Total Area	1,032 / 1,032
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,032
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	500 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1978 / 36

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	120,183	116.46	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	133,570 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	104.08	Total Misc Impr	+ 7,406
Roofing Adj	+ 4.27	Garage Cost	+ 11,665
Subfloor Adj	+ 0.00	Total RCN	= 154,160
Heat/Cool Adj	+ 10.30	Depreciation (47%)	- 72,455
Plumbing Adj	+ 12.25	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 81,705
Adj Base Cost	= 130.90	Lot Value	+ 43,879
Total Area	x 1,032	Indicated Value	= 125,584
Adjusted Cost	= 135,089	Value Per SqFt	121.69

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	81,705		
Lot Value	43,879		
Indicated Value	125,584	121.69	Per SqFt
Agland Value			
Site Improvements			
Total Value	125,584	121.69	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	37550	16x4		64	21.09		1,350
PATO	SLAB PORCH - OPEN	142518	14x10		140	9.91		1,387
PATO	SLAB PORCH - OPEN	142519	3x3		9	10.24		92



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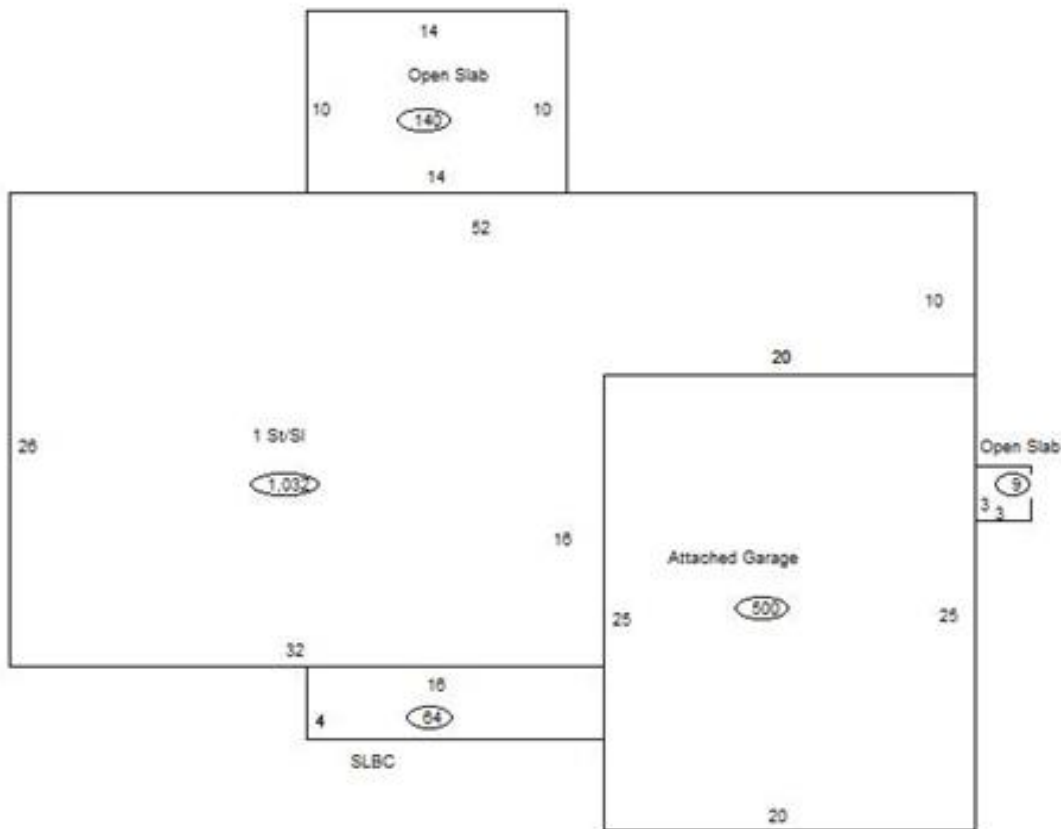
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,032	1.000	1,032
2	G	1		10	Attached Garage	500	1.000	500
3	M	PRCH		10	SLBC	64	1.000	64
4	M	PATO		10	Open Slab	140	1.000	140
5	M	PATO		10	Open Slab	9	1.000	9
Total Building Area						1,032		1,032



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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)				