



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:05:44
Page 1

Assessment Data					Primary Image														
Account 660016004 Parcel ID 000000-00-0-10035-006-0001 Cadastral ID 17-21-16-00480 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 294792 ROBICHAUD, MAXINE TRUSTEE 1209 S WORTMAN CLAREMORE OK 74017-0000 Parcel Location Situs 01209 S WORTMAN AVE Subdivision BERT HALL Lot/Block 0001 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 17 / 21 / 16 / 5 Neighborhood 1177 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\A\TOMMY DUNLAP\New folder (266)\IMG_0008.JPG 9/11/2023</p>														
Legal Description Lat/Long: 36.30536283 -95.62623748																			
LOT 1 BLOCK 6 BERT HALL					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> </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										
H	Homestead	No	1,000		1859/229	DENNIS, LUCILLE &	04/06/2007	88,000	YES										
					883/37	TRUE, RICHARD &	05/27/1992	69,500	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax										
Remove Cap	2008		Land Value 37,715	18,068	11%	1,987	Assessed	13,922	1,286.81										
Year Frozen	0		Improvements 119,103	108,499		11,935	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 156,818	126,567		13,922	Total Taxable	13,922	1,287.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660016004	ROBICHAUD, MAXINE			17	152,876	1000	12,260	1,133.00										
2024	2024-660016004	ROBICHAUD, MAXINE			17	140,450	1000	11,874	1,097.00										
2023	2023-660016004	ROBICHAUD, MAXINE			17	127,015	1000	11,498	1,053.00										
2022	2022-660016004	ROBICHAUD, MAXINE			17	110,313	1000	11,134	1,031.00										
2021	2021-660016004	ROBICHAUD, MAXINE			17	122,711	1000	12,498	1,104.00										
2020	2020-660016004	ROBICHAUD, MAXINE			17	120,701	1000	12,214	1,118.00										
2019	2019-660016004	ROBICHAUD, MAXINE			17	116,625	1000	11,829	1,096.00										
2018	2018-660016004	ROBICHAUD, MAXINE			17	122,248	1000	12,447	1,150.00										
2017	2017-660016004	ROBICHAUD, MAXINE			17	121,192	1000	12,331	1,132.00										
2016	2016-660016004	ROBICHAUD, MAXINE			17	123,857	1000	12,624	1,185.00										
2015	2015-660016004	ROBICHAUD, MAXINE			17	122,687	1000	12,496	1,127.00										
2014	2014-660016004	ROBICHAUD, MAXINE			17	123,709	1000	12,115	1,123.00										
2013	2013-660016004	ROBICHAUD, MAXINE			17	116,749	1000	11,733	1,074.00										



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Date 04/16/2026
Time 22:05:44
Page 2

Lot Data	Square-Foot - NBHD 1177 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.3335	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	14,528.00 x 2.60 = 37,715	
Factor Value		
Adjustments	1.0000	
Lot Value	37,715	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,770 / 1,770
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	462 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1973 / 40

Cost Approach				Manual : 01/2025			
Base Cost	98.20	Total Misc Impr	+	2,316			
Roofing Adj	+ 4.15	Garage Cost	+	12,931			
Subfloor Adj	+ 1.07	Total RCN	=	229,045			
Heat/Cool Adj	+ 11.47	Depreciation (48%)	-	109,942			
Plumbing Adj	+ 5.90	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	119,103			
Adj Base Cost	= 120.79	Lot Value	+	37,715			
Total Area	x 1,770	Indicated Value	=	156,818			
Adjusted Cost	= 213,798	Value Per SqFt		88.60			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

PRCH	SLAB PORCH - COVERED	38378	8x6		48	24.12		1,158
PRCH	SLAB PORCH - COVERED	38379	8x6		48	24.12		1,158

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,190	96.15	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	188,790		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	119,103		
Lot Value	37,715		
Indicated Value	156,818	88.60	Per SqFt
Agland Value			
Site Improvements			
Total Value	156,818	88.60	Total Value Per SqFt



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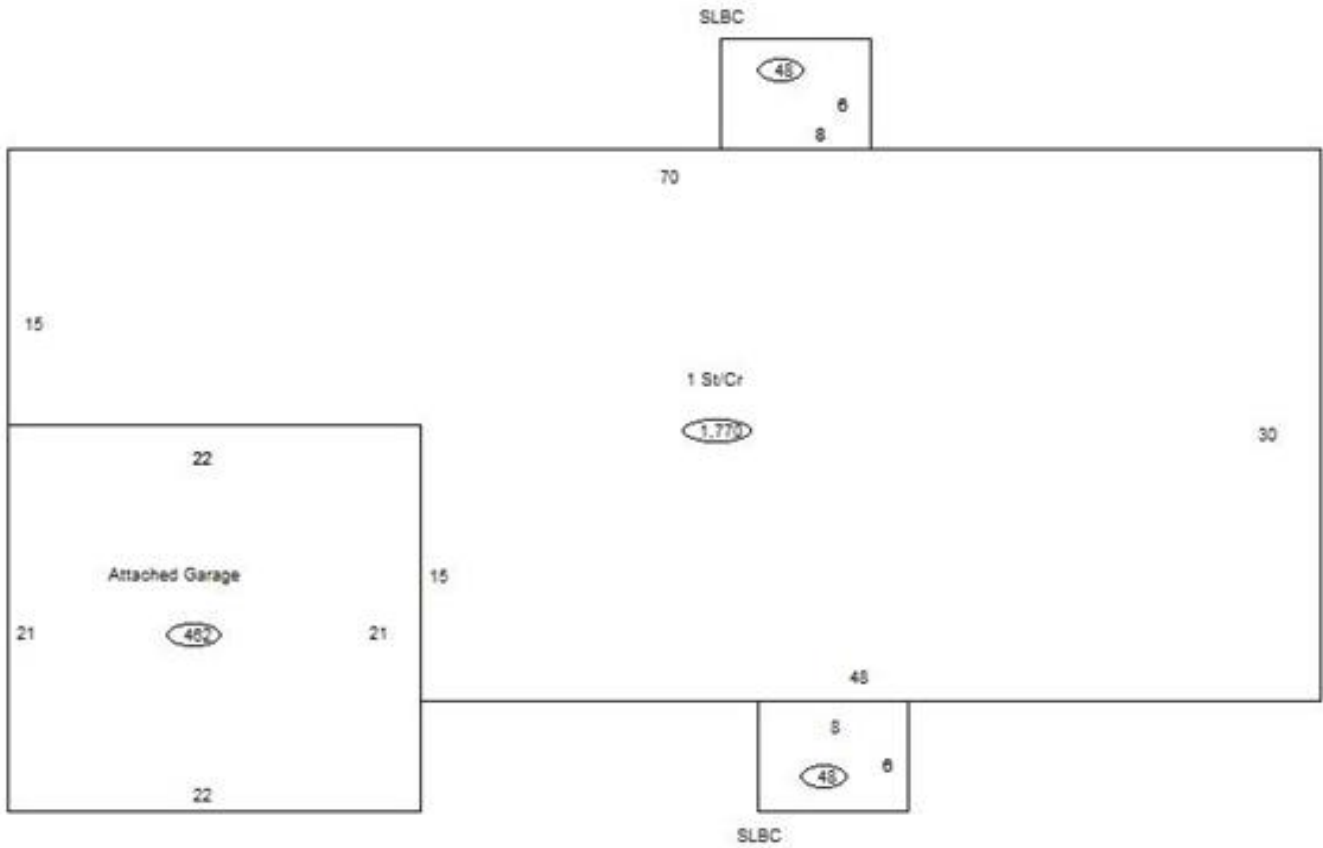
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Date 04/16/2026
Time 22:05:44
Page 3

Sketch Image

660016004



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,770	1.000	1,770
2	G	1		10	Attached Garage	462	1.000	462
3	M	PRCH		10	SLBC	48	1.000	48
4	M	PRCH		10	SLBC	48	1.000	48
Total Building Area						1,770		1,770



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Date 04/16/2026
Time 22:05:44
Page 4

660016004

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)						