



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:25:09  
Page 1

Assessment Data					Primary Image				
Account	660016906								
Parcel ID	22N16E-18-1-00000-000-0000								
Cadastral ID	18-22-16-00200								
Property Type	REAL - Real Property								
Property Class	RA	VI Area 1							
Tax Area	11 - SEQUOYAH/NW FIRE								
Name ID	267054								
CARRELL, JAMES M &									
MARY J									
10550 E 430 PL									
CLAREMORE OK 74017-0738									
Parcel Location									
Situs	10550 E 430 PL								
Subdivision									
Lot/Block	/	Parcel Size	5 - Acres						
Sec/Twn/Rng	18 / 22 / 16 / 1								
Neighborhood	6030 - UNPLATTED								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description									
Lat/Long: 36.39336077 -95.64121635									
Building Permits									
W2 NW NW NE									
Number	Description	Opened	Closed	Amount					
R20	R21-POSS MED MARI GROWER	10/2020	11/2020						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax	
Remove Cap	0	Land Value	720	586	11%	64	Assessed	13,808	1,412.99
Year Frozen	2014	Improvements	153,443	124,949		13,744	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00
TIF Project ID	0	Total Value	154,163	125,535		13,808	Total Taxable	12,808	1,325.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660016906	CARRELL, JAMES M &	11	146,420	1000	12,809	1,324.00		
2024	2024-660016906	CARRELL, JAMES M &	11	140,070	1000	12,808	1,329.00		
2023	2023-660016906	CARRELL, JAMES M &	11	131,918	1000	12,809	1,356.00		
2022	2022-660016906	CARRELL, JAMES M &	11	134,039	1000	12,809	1,365.00		
2021	2021-660016906	CARRELL, JAMES M &	11	138,580	1000	12,809	1,318.00		
2020	2020-660016906	CARRELL, JAMES M &	11	137,646	1000	12,809	1,360.00		
2019	2019-660016906	CARRELL, JAMES M &	11	126,097	1000	12,809	1,342.00		
2018	2018-660016906	CARRELL, JAMES M &	11	130,693	1000	12,809	1,356.00		
2017	2017-660016906	CARRELL, JAMES M &	11	129,394	1000	12,809	1,324.00		
2016	2016-660016906	CARRELL, JAMES M &	11	125,535	1000	12,809	1,332.00		
2015	2015-660016906	CARRELL, JAMES M &	11	154,808	1000	13,192	1,384.00		
2014	2014-660016906	CARRELL, JAMES M &	11	157,921	1000	13,192	1,384.00		
2013	2013-660016906	CARRELL, JAMES M &	11	151,862	1000	12,779	1,318.00		



# Rogers

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Date 04/16/2026  
 Time 22:25:09  
 Page 2

Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	5	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,501 / 1,501
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	525 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1978 / 36

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-3\IMG\_003 12/5/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	119.68	Total Misc Impr	+ 14,548				
Roofing Adj	+ 4.97	Garage Cost	+ 16,559				
Subfloor Adj	+ 0.00	Total RCN	= 252,685				
Heat/Cool Adj	+ 12.64	Depreciation ( 43%)	- 108,655				
Plumbing Adj	+ 10.33	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 144,030				
Adj Base Cost	= 147.62	Lot Value	+ 144,030				
Total Area	x 1,501	Indicated Value	= 144,030				
Adjusted Cost	= 221,578	Value Per SqFt	95.96				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	144,030		
Lot Value			
Indicated Value	144,030	95.96	Per SqFt
Agland Value	720		
Site Improvements	9,413		
Total Value	154,163	102.71	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	40721	12x10		120	26.55		3,186
PRCH	SLAB PORCH - COVERED	40722	219		219	26.24		5,747



# Rogers

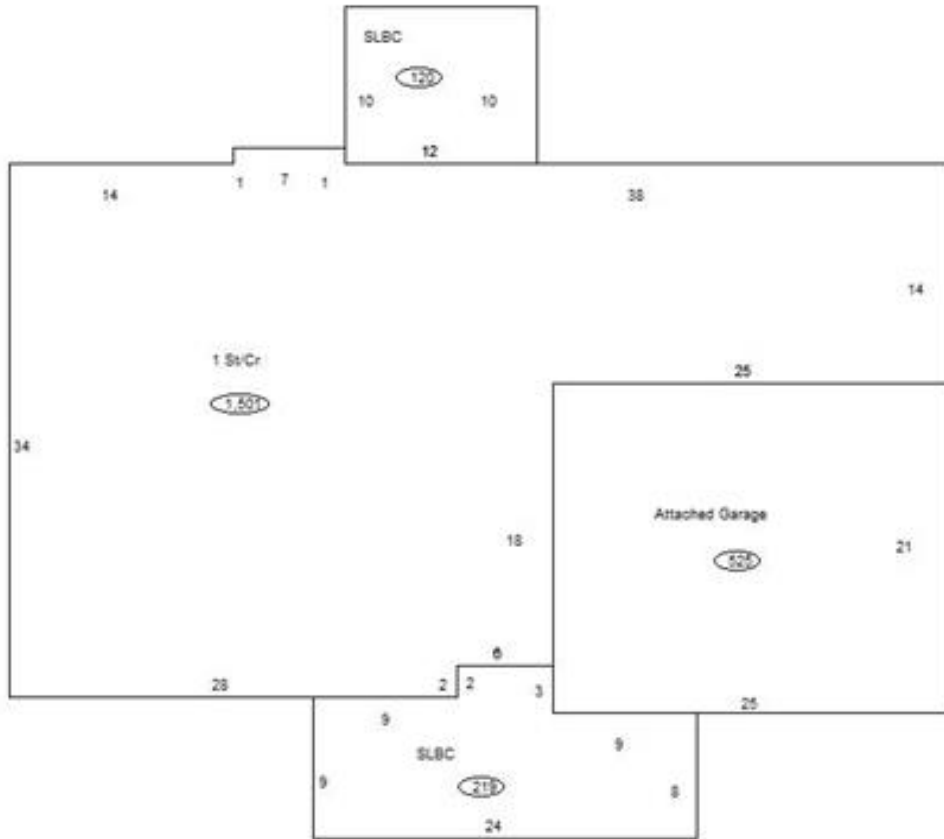
## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 22:25:09  
 Page 3

Sketch Image

660016906



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,501	1.000	1,501
2	G	1		10	Attached Garage	525	1.000	525
3	M	PRCH		10	SLBC	120	1.000	120
4	M	PRCH		10	SLBC	219	1.000	219
<b>Total Building Area</b>						1,501		1,501



# Rogers

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Date 04/16/2026  
 Time 22:25:10  
 Page 4

660016906

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	18x30x0			540	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.48 x 540)		5,659		5,659	3,395	2,264
	LF	LOAFING SHED	14x30x0			420	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 420)		1,789		1,789		1,789
	LT	LEAN-TO	10x30x0			300	
	Qual	3	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 300)		876		876	526	350
	BARN	BARN	30x40x0			1,200	
	Qual	2	Cond 2	Year	Eff Age 2026		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (9.97 x 1,200)		11,964		11,964	7,178	4,786
	LT	LEAN-TO	12x16x0			192	
	Qual	2	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 192)		561		561	337	224



# Rogers

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Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:25:10  
Page 5

### Agland Inventory

660016906

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			5.000	144	144	720	720
<b>NTV PST Totals</b>						5.000			720	720
<b>Total Agland</b>						5.000			720	720