



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:24:13
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Assessment Data					Primary Image									
Account	660018199													
Parcel ID	000000-00-0-10200-003-0008													
Cadastral ID	20-21-16-02020													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	321520													
CLEAR, KRISTIN M														
2328 SW QUAIL RUN DR CLAREMORE OK 74019-0000														
Parcel Location														
Situs	02328 SW QUAIL RUN DR													
Subdivision	HUNTERS TRAIL													
Lot/Block	0008 / 0003	Parcel Size	1 - Lots											
Sec/Twn/Rng	20 / 21 / 16 / 5													
Neighborhood	1166 - R-V01-SW CLAREMORE													
School District	S001 - CLAREMORE SCHOOLS													
Legal Description Lat/Long: 36.28327502 -95.63190349														
Building Permits														
LOT 8 BLOCK 3 HUNTERS TRAIL														
<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					
					2692/710	CLEAR, JASON W &	02/20/2018	0	4					
					2636/642	BUTTERFIELD, NATHAN &	05/26/2017	121,000	19					
					2347/594	CHARTIER, MELISSA A	07/30/2013		4					
					1187/302	BOWERS, TERRY L & DIANA L	08/13/1999	102,500	Yes					
					1058/499	BURGESS, OMICKA M	03/21/1997	78,000	Yes					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	2018	Land Value	47,046	25,842	11%	2,843	Assessed	15,765	1,457.16					
Year Frozen	0	Improvements	131,713	117,474		12,922	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	178,759	143,316		15,765	Total Taxable	15,765	1,457.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660018199	CLEAR, KRISTIN M	17	174,396	0	15,014	1,388.00							
2024	2024-660018199	CLEAR, KRISTIN M	17	169,084	0	14,299	1,322.00							
2023	2023-660018199	CLEAR, KRISTIN M	17	123,803	0	13,618	1,247.00							
2022	2022-660018199	CLEAR, KRISTIN M	17	121,946	0	13,414	1,242.00							
2021	2021-660018199	CLEAR, KRISTIN M	17	131,049	0	14,415	1,273.00							
2020	2020-660018199	CLEAR, KRISTIN M	17	132,068	0	14,509	1,329.00							
2019	2019-660018199	CLEAR, KRISTIN M	17	125,621	0	13,818	1,280.00							
2018	2018-660018199	CLEAR, KRISTIN M	17	131,203	0	14,432	1,334.00							
2017	2017-660018199	CLEAR, JASON W &	17	141,856	0	15,604	1,433.00							
2016	2016-660018199	BUTTERFIELD, NATHAN &	17	138,130	0	15,194	1,426.00							
2015	2015-660018199	BUTTERFIELD, NATHAN &	17	136,810	0	15,049	1,357.00							
2014	2014-660018199	BUTTERFIELD, NATHAN &	17	139,330	0	14,625	1,356.00							
2013	2013-660018199	BUTTERFIELD, NATHAN &	17	131,570	0	13,929	1,275.00							

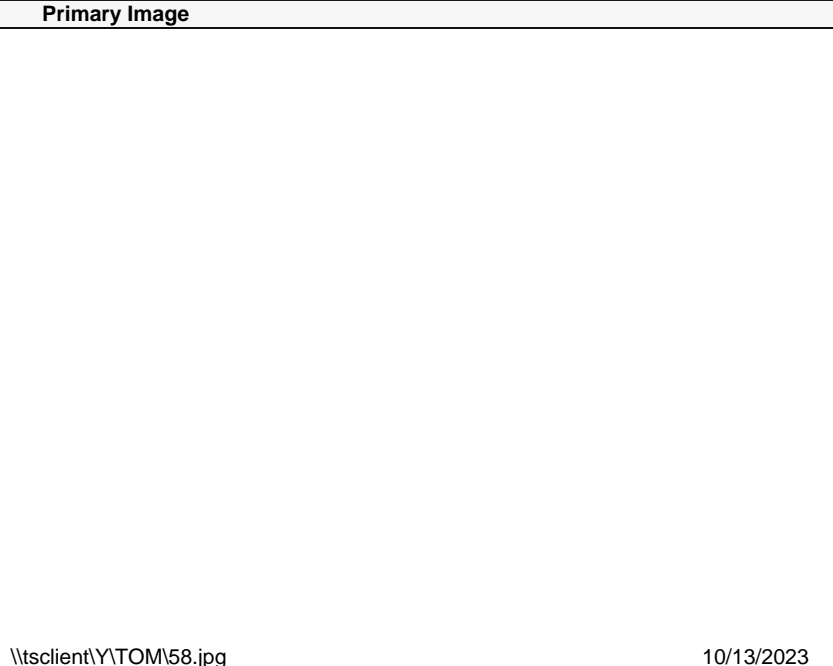
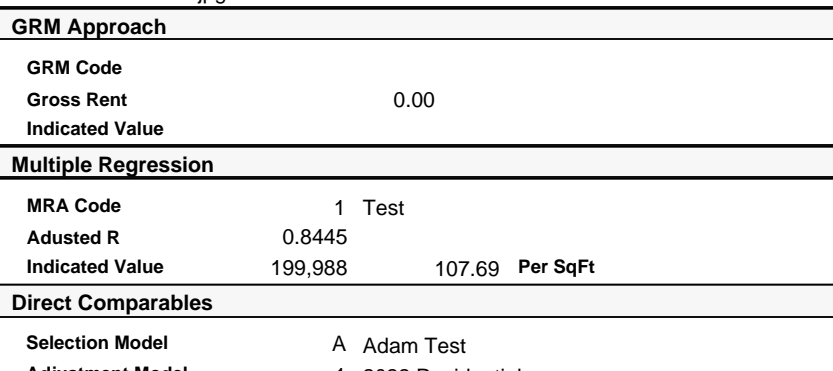


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Lot Data		Square-Foot - NBHD 1166 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.2094							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	9,123.00 x 5.16 = 47,046							
Factor Value								
Adjustments	1.0000							
Lot Value	47,046							
Residential Data								
Type	1 Single Family Residence							
Condition	3 - Average							
Quality	2.5 - Fair							
Architecture								
Style	100% Two Story							
Exterior Wall	100% Frame, Siding, Vinyl							
Base/Total Area	823 / 1,857							
Style	100% Two Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	823							
Fixture/RghIn	14 /							
Bed/F/H Bath	4 / 2.5 /							
Basement Area								
Garage Type	598 Attached Garage - Unfinished							
Remodel								
Year/Eff Age	1986 / 30							
Cost Approach								
		Manual : 01/2025						
Base Cost	80.71	Total Misc Impr	+	11,646				
Roofing Adj	+ 2.35	Garage Cost	+	15,751				
Subfloor Adj	+ -0.61	Total RCN	=	219,522				
Heat/Cool Adj	+ 11.47	Depreciation (40%)	-	87,809				
Plumbing Adj	+ 9.54	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	131,713				
Adj Base Cost	= 103.46	Lot Value	+	47,046				
Total Area	x 1,857	Indicated Value	=	178,759				
Adjusted Cost	= 192,125	Value Per SqFt		96.26				
Value Reconciliation								
Selected Approach		Cost Approach						
Improvements	131,713							
Lot Value	47,046							
Indicated Value	178,759	96.26	Per SqFt					
Agland Value								
Site Improvements								
Total Value	178,759	96.26	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	43858		281	281	23.31		6,550

