



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
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Assessment Data					Primary Image				
Account	660018219								
Parcel ID	000000-00-0-10200-006-0002								
Cadastral ID	20-21-16-02220								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	348239								
BLACK, MICHAEL & ELIZABETH MARIN MERRITT BLACK									
2404 SW QUAIL RUN CT CLAREMORE OK 74019-0000									
Parcel Location									
Situs	02404 S QUAIL RUN CT								
Subdivision	HUNTERS TRAIL								
Lot/Block	0002 / 0006	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: 36.28268235 -95.63174934									
Building Permits									
LOT 2 BLOCK 6 LESS N 1' HUNTERS TRAIL									
Exemptions									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	MILLER, DANA L	09/23/2025	253,500	YES
					2083/768	RANKIN, ARLICE H	02/01/2010	124,500	YES
					1021/31	JOHNSON, TERRELL-CONSTRUCTIO	04/02/1996	87,500	Yes
					994/520	BASLER, J D & ASSOCIATES-INC	06/13/1995	11,500	Yes
					946/798	PEOPLES STATE BANK	02/11/1994	180,000	No
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2026	Land Value	55,611	55,611	11%	6,117	Assessed	27,885	2,577.41
Year Frozen	0	Improvements	197,889	197,889		21,768	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	253,500	253,500		27,885	Total Taxable	27,885	2,577.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660018219	BLACK, MICHAEL &	17	211,026	0	20,955	1,937.00		
2024	2024-660018219	MILLER, DANA L	17	214,933	0	19,957	1,844.00		
2023	2023-660018219	MILLER, DANA L	17	172,782	0	19,006	1,741.00		
2022	2022-660018219	MILLER, DANA L	17	172,774	0	18,946	1,754.00		
2021	2021-660018219	MILLER, DANA L	17	164,035	0	18,044	1,593.00		
2020	2020-660018219	MILLER, DANA L	17	162,925	0	17,862	1,636.00		
2019	2019-660018219	MILLER, DANA L	17	154,653	0	17,012	1,576.00		
2018	2018-660018219	MILLER, DANA L	17	158,791	0	17,467	1,614.00		
2017	2017-660018219	MILLER, DANA L	17	157,450	0	16,735	1,537.00		
2016	2016-660018219	MILLER, DANA L	17	153,358	0	15,938	1,496.00		
2015	2015-660018219	MILLER, DANA L	17	137,990	0	15,179	1,369.00		
2014	2014-660018219	MILLER, DANA L	17	140,447	0	15,278	1,417.00		
2013	2013-660018219	MILLER, DANA L	17	132,280	0	14,551	1,332.00		



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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.1659		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	7,228.00 x 5.98 = 43,256		
Factor Value			
Adjustments	1.2856		
Lot Value	55,611		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,072 / 1,762
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,072
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	520 Attached Garage - Unfinished
Remodel	PARTIAL -
Year/Eff Age	1996 / 15

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	219,720 124.70 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	234,980 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	197,889
Lot Value	55,611
Indicated Value	253,500 143.87 Per SqFt
Agland Value	
Site Improvements	
Total Value	253,500 143.87 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	98.13	Total Misc Impr	+ 5,485
Roofing Adj	+ 3.24	Garage Cost	+ 16,437
Subfloor Adj	+ -1.55	Total RCN	= 235,582
Heat/Cool Adj	+ 12.64	Depreciation (16%)	- 37,693
Plumbing Adj	+ 8.80	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 197,889
Adj Base Cost	= 121.26	Lot Value	+ 55,611
Total Area	x 1,762	Indicated Value	= 253,500
Adjusted Cost	= 213,660	Value Per SqFt	143.87

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	43944	24x8		192	26.33		5,055
PRCH	SLAB PORCH - COVERED	43945	8x2		16	26.88		430



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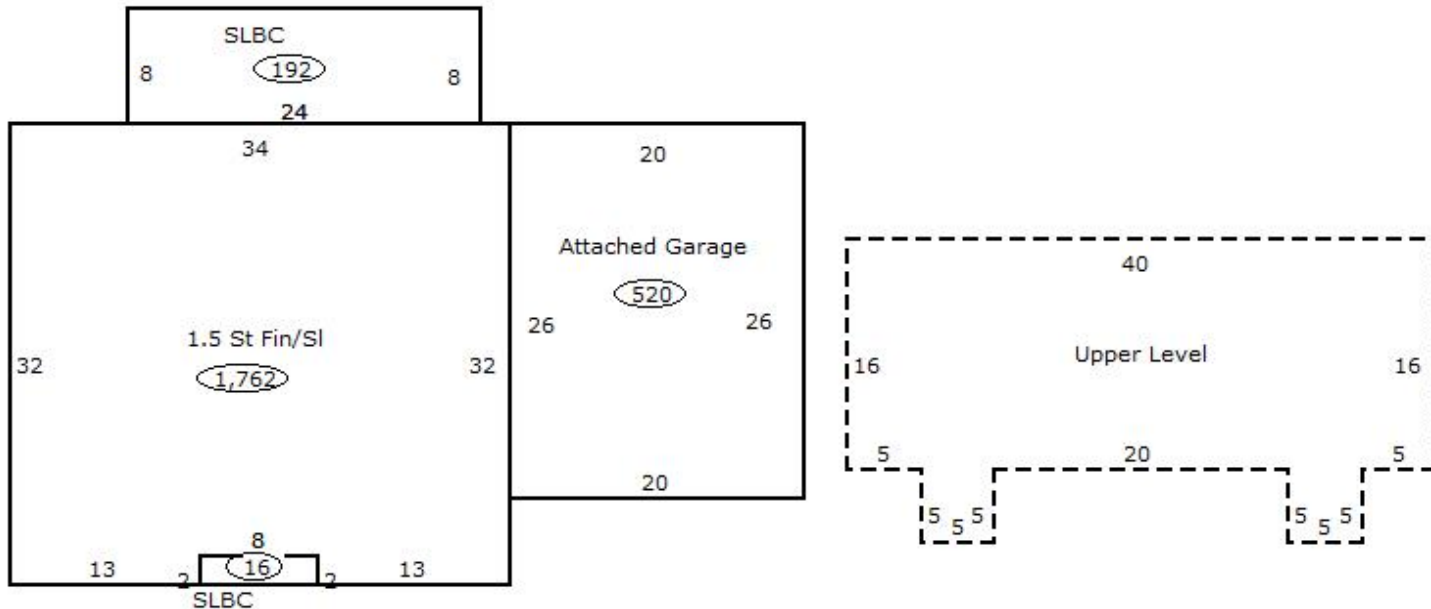
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,072	1.644	1,762
2	G	1		13	Attached Garage	520	1.000	520
3	M	PRCH		13	SLBC	192	1.000	192
4	M	PRCH		13	SLBC	16	1.000	16
5	U	^UL	Overhang	13	Upper Level	690	1.000	690
Total Building Area						1,072		1,762