



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 660018518 Parcel ID 000000-00-0-00798-003-0011 Cadastral ID 20-22-16-03670 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 252654 YOUNT, ROLLO WAYNE & SANDRA EDGAR-TRUSTEES YOUNT FAMILY REVOC TRUST 11081 CANARY LN CLAREMORE OK 74017-0000																			
Parcel Location Situs 11081 E CANARY LN Subdivision SUNRISE SUB AMD Lot/Block 0011 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 20 / 22 / 16 / 5 Neighborhood 1151 - R-V01,4-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																			
Legal Description Lot/Long: 36.36989576 -95.63145483					Building Permits														
LOT 11 BLOCK 3 SUNRISE SUB. AMD.					<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	Yes	1,000	1,000	900/337	DORSEY, CLARENCE DON &	11/30/1992	78,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	0	Land Value	44,418	29,701	11%	3,267	Assessed	16,841	1,821.89										
Year Frozen	2012	Improvements	184,544	123,399		13,574	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-94.00										
TIF Project ID	0	Total Value	228,962	153,100		16,841	Total Taxable	15,841	1,728.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660018518	YOUNT, ROLLO WAYNE &			10	224,025	1000	15,841	1,728.00										
2024	2024-660018518	YOUNT, R WAYNE &			10	228,338	1000	15,842	1,673.00										
2023	2023-660018518	YOUNT, R WAYNE &			10	183,720	1000	15,841	1,661.00										
2022	2022-660018518	YOUNT, R WAYNE &			10	185,711	1000	15,841	1,653.00										
2021	2021-660018518	YOUNT, R WAYNE &			10	188,872	1000	15,841	1,665.00										
2020	2020-660018518	YOUNT, R WAYNE &			10	189,026	1000	15,841	1,690.00										
2019	2019-660018518	YOUNT, R WAYNE &			10	166,809	1000	15,841	1,658.00										
2018	2018-660018518	YOUNT, R WAYNE &			10	172,174	1000	15,841	1,715.00										
2017	2017-660018518	YOUNT, R WAYNE &			10	170,126	1000	15,841	1,814.00										
2016	2016-660018518	YOUNT, R WAYNE &			10	166,336	1000	15,841	1,654.00										
2015	2015-660018518	YOUNT, R WAYNE &			10	161,597	1000	15,841	1,565.00										
2014	2014-660018518	YOUNT, R WAYNE &			10	166,065	1000	15,841	1,561.00										
2013	2013-660018518	YOUNT, R WAYNE &			10	157,984	1000	15,841	1,510.00										



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Lot Data		Square-Foot - NBHD 1151 #1	
Lot Size			
Lot Count			
Units Buildable	20000		
Non-Ag Acres	0.7032		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	30,633.00 x 1.45 = 44,418		
Factor Value			
Adjustments	1.0000		
Lot Value	44,418		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-12\IMG_00: 12/13/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Vinyl
Base/Total Area	1,189 / 1,705
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,189
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	624 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	249,698 146.45 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	265,350 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	148,752
Lot Value	44,418
Indicated Value	193,170 113.30 Per SqFt
Agland Value	
Site Improvements	35,792
Total Value	228,962 134.29 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	93.45	Total Misc Impr	+	17,650
Roofing Adj	+ 3.44	Garage Cost	+	18,963
Subfloor Adj	+ -1.62	Total RCN	=	236,115
Heat/Cool Adj	+ 12.64	Depreciation (37%)	-	87,363
Plumbing Adj	+ 9.10	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	148,752
Adj Base Cost	= 117.01	Lot Value	+	44,418
Total Area	x 1,705	Indicated Value	=	193,170
Adjusted Cost	= 199,502	Value Per SqFt		113.30

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
SUN	Sunroom	45103	16x14		224	25.00		5,600
PRCH	SLAB PORCH - COVERED	45104	41x6		246	26.16		6,435



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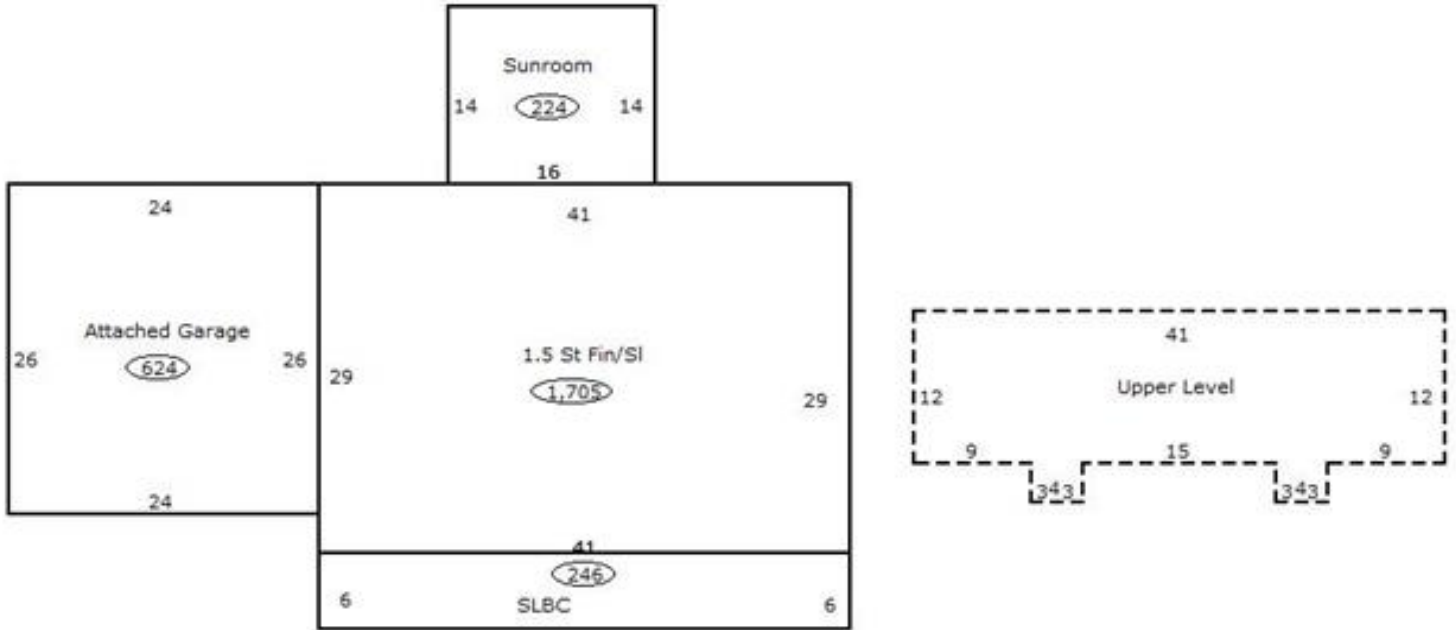
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Sketch Image

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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	1,189	1.434	1,705
2	G	1		13	Attached Garage	624	1.000	624
3	M	SUN		13	Sunroom	224	1.000	224
4	M	PRCH		13	SLBC	246	1.000	246
5	U	^UL	Overhang	13	Upper Level	516	1.000	516
Total Building Area						1,189		1,705



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PFS	PORTABLE FRAME STRUCTURE	0x0x0			628
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (33.29 x 628) 20,906		Modifier Total	RCN 20,906	Depr (15% Phys/ % Func) 3,136	RCNLD 17,770
	DTGF	DETACHED GARAGE FAIR	0x0x0			1,408
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (16.00 x 1,408) 22,528		Modifier Total	RCN 22,528	Depr (20% Phys/ % Func) 4,506	RCNLD 18,022