



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 00:33:41  
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Assessment Data					Primary Image									
Account	660018776													
Parcel ID	22N16E-21-4-00000-000-0000													
Cadastral ID	21-22-16-00600													
Property Type	REAL - Real Property													
Property Class	RA	VI Area 1												
Tax Area	11 - SEQUOYAH/NW FIRE													
Name ID	38934													
BROWN, RICHARD D & SHERRY														
16502 S 4160 RD CLAREMORE OK 74017-6864														
Parcel Location														
Situs	16502 S 4160 RD													
Subdivision														
Lot/Block	0000 / 0000	Parcel Size	78 - Acres											
Sec/Twn/Rng	21 / 22 / 16 / 4													
Neighborhood	6050 - UNPLATTED													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description Lat/Long: 36.36884577 -95.59913367														
E2 SE LESS W 416' E 832' N 208' E2 SE.														
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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
HV	Veteran	Yes	999,999	16,930	Bk/Pg	Grantor	Date	Price	Code					
					952/817	SELLER	04/04/1994	0	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax						
Remove Cap	0	Land Value	6,170	6,170	11%	679	Assessed	16,930	1,732.47					
Year Frozen	0	Improvements	251,159	147,741		16,251	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	16,930	-1,495.00					
TIF Project ID	0	Total Value	257,329	153,911		16,930	Total Taxable	0	237.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660018776	BROWN, RICHARD D & SHERRY	11	249,071	16437		230.00							
2024	2024-660018776	BROWN, RICHARD D & SHERRY	11	280,750	15958		224.00							
2023	2023-660018776	BROWN, RICHARD D	11	154,506	12398		174.00							
2022	2022-660018776	BROWN, RICHARD D	11	154,798	12037		165.00							
2021	2021-660018776	BROWN, RICHARD D	11	158,820	11687		159.00							
2020	2020-660018776	BROWN, RICHARD D	11	157,971	11347		159.00							
2019	2019-660018776	BROWN, RICHARD D	11	139,201	11015		155.00							
2018	2018-660018776	BROWN, RICHARD D	11	145,262	10695		151.00							
2017	2017-660018776	BROWN, RICHARD D	11	143,808	10383		136.00							
2016	2016-660018776	BROWN, RICHARD D	11	140,385	10082		142.00							
2015	2015-660018776	BROWN, RICHARD D	11	131,145	9788		126.00							
2014	2014-660018776	BROWN, RICHARD D	11	133,592	9503		112.00							
2013	2013-660018776	BROWN, RICHARD D	11	126,576	9226		106.00							



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

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,920 / 1,920
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	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1957 / 61



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	97.15	Total Misc Impr	+	27,842			
Roofing Adj	+ 4.63	Garage Cost	+	15,422			
Subfloor Adj	+ 0.00	Total RCN	=	274,451			
Heat/Cool Adj	+ 12.64	Depreciation ( 63%)	-	172,904			
Plumbing Adj	+ 5.99	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	101,547			
Adj Base Cost	= 120.41	Lot Value	+				
Total Area	x 1,920	Indicated Value	=	101,547			
Adjusted Cost	= 231,187	Value Per SqFt		52.89			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	101,547		
Lot Value			
Indicated Value	101,547	52.89	Per SqFt
Agland Value	6,170		
Site Improvements	22,495		
Total Value	130,212	67.82	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	160316	13x5		65	26.73		1,737
EPSW	ENCLOSED PORCH - SOLID WALL	160317	386		386	67.63		26,105



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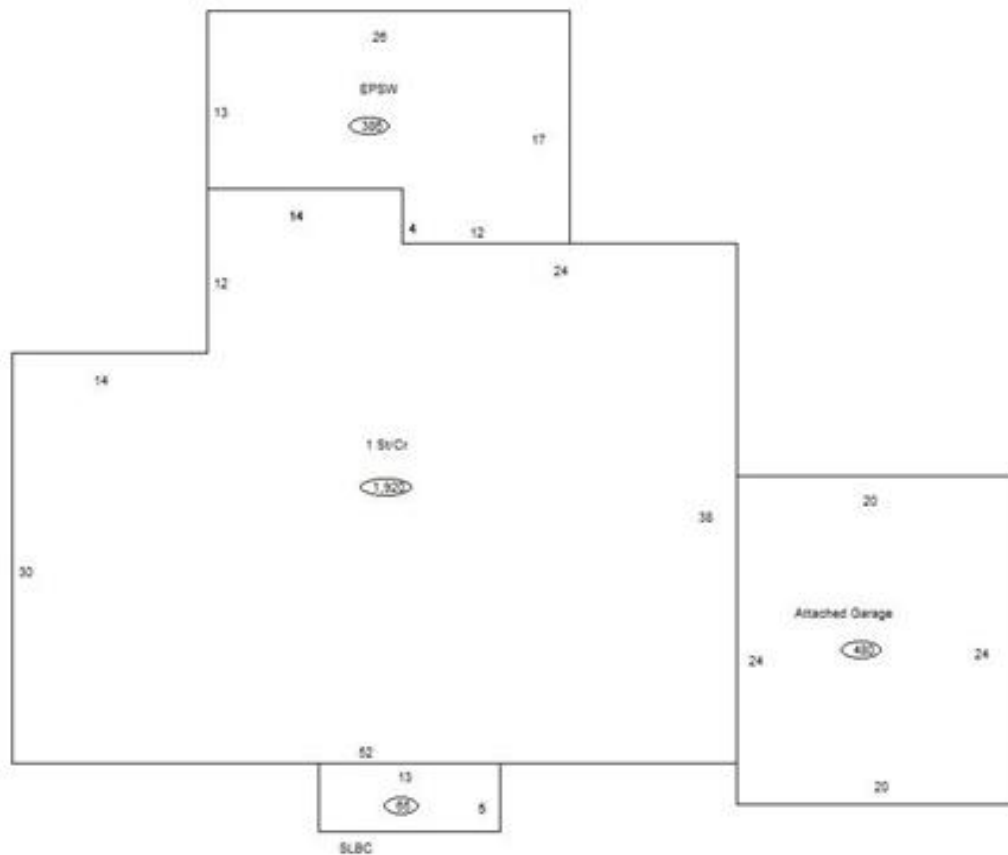
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### Sketch Image

660018776



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,920	1.000	1,920
2	G	1		10	Attached Garage	480	1.000	480
3	M	PRCH		10	SLBC	65	1.000	65
4	M	EPSW		10	EPSW	386	1.000	386
<b>Total Building Area</b>						<b>1,920</b>		<b>1,920</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	0x0x0			1,080	
	Qual	2	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 (30.87 x 1,080)	33,340		33,340	20,004	13,336
	BARN	BARN	0x0x0			2,160	
	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 (9.02 x 2,160)	19,483		19,483	11,690	7,793
	STF	STG FAIR	0x0x0			864	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.68 x 864)	4,044		4,044	2,831	1,213
	LF	LOAFING SHED	12x12x0			144	
	Qual	2	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (75% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.26 x 144)	613		613	460	153
	STF	STG FAIR	0x0x0				
	Qual	2	Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.68 x )					



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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	

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	1,764 / 1,764
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,764
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1972 / 41



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	136,704	77.50	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	103.36	Total Misc Impr	+	8,242	
Roofing Adj	+ 4.37	Garage Cost	+		
Subfloor Adj	+ -1.15	Total RCN	=	222,056	
Heat/Cool Adj	+ 11.47	Depreciation ( 49%)	-	108,807	
Plumbing Adj	+ 3.16	Lump Sums	+	4,818	
Basement Adj	+ 0.00	RCNLD	=	118,067	
Adj Base Cost	= 121.21	Lot Value	+		
Total Area	x 1,764	Indicated Value	=	118,067	
Adjusted Cost	= 213,814	Value Per SqFt		66.93	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	118,067		
Lot Value			
Indicated Value	118,067	66.93	Per SqFt
Agland Value			
Site Improvements	9,050		
Total Value	127,117	72.06	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	45585	22x6		132	23.83		3,146
WODO	WOOD DECK - OPEN	45586	20x20		400	16.06	25%	4,818



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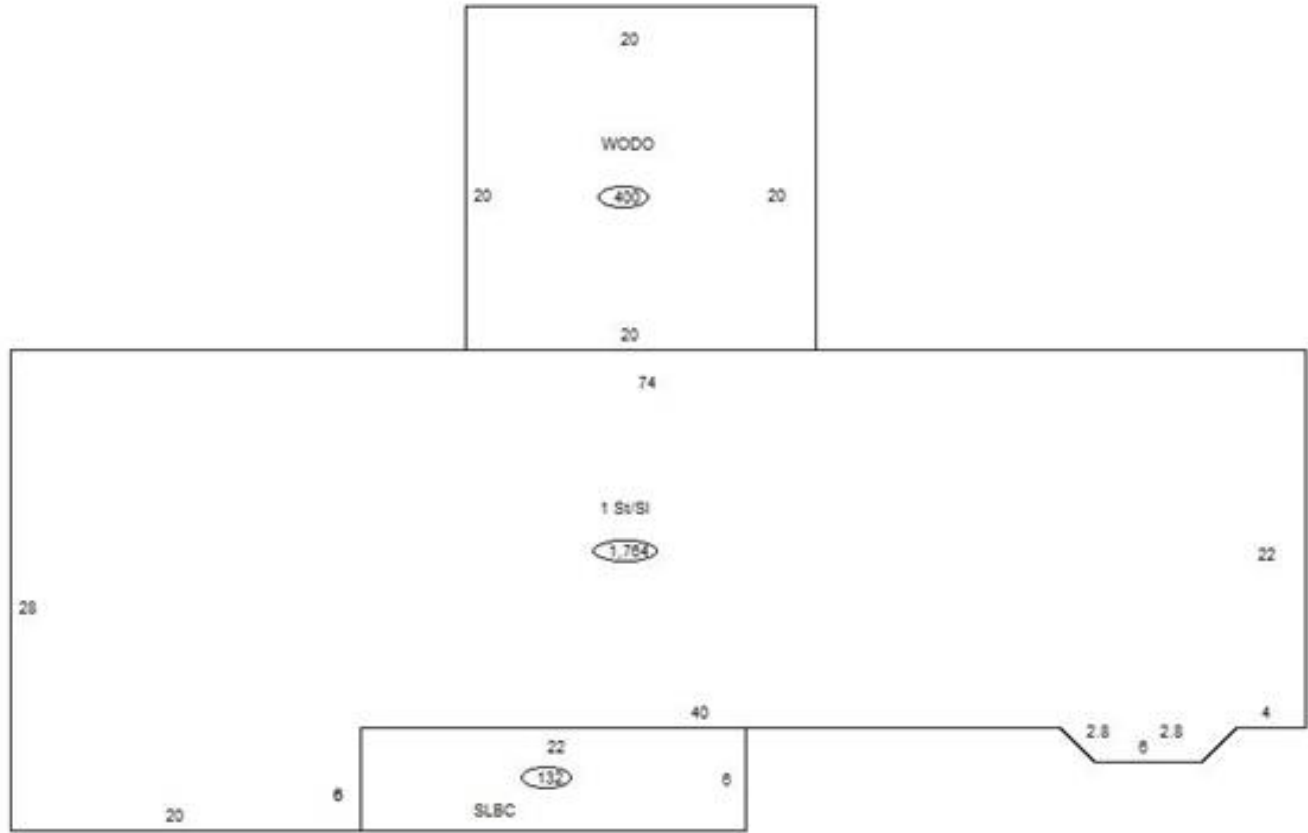
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,764	1.000	1,764
2	M	PRCH		10	SLBC	132	1.000	132
3	M	WODO		10	WODO	400	1.000	400
<b>Total Building Area</b>						1,764		1,764



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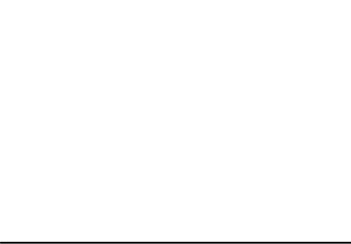


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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	DTGF	DETACHED GARAGE FAIR	0x0x0			480	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (35% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (16.00 x 480)	7,680		7,680	2,688	4,992
	CP	Carport Dirt	24x48x0			1,152	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (3.50 x 1,152)	4,032		4,032	403	3,629
	LF	LOAFING SHED	12x24x0			288	
	Qual	2	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (65% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.26 x 288)	1,227		1,227	798	429
	STF	STG FAIR	0x0x0				
	Qual	2	Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.68 x )					



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	5.000	72	72	360	360
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	55.000	72	72	3,960	3,960
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45		0	2.000	108	108	216	216
SO	SOGN SOILS	NTV PST	15		0	9.000	36	36	324	324
SUB	SUMMIT SILTY CLAY LOAM 1-	NTV PST	78		0	7.000	187	187	1,310	1,310
<b>NTV PST Totals</b>						78.000			6,170	6,170
<b>Total Agland</b>						78.000			6,170	6,170