



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660019928 <b>Parcel ID</b> 000000-00-0-00816-002-0015 <b>Cadastral ID</b> 23-21-16-00350 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 339409 MILLS, BRIAN TYLER & KAITLYN MARISSA  22486 S DOGWOOD CT CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 22486 DOGWOOD CT <b>Subdivision</b> THOUSAND OAKS <b>Lot/Block</b> 0015 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 23 / 21 / 16 / 5 <b>Neighborhood</b> 1145 - R-V01-SE FOYIL <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS																																																						
<b>Legal Description</b> Lot/Long: 36.28466779 -95.57722360																																																						
<b>Building Permits</b>					<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																																								
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<b>Exemptions</b>					<b>Sale History</b>																																																	
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>																																													
LOT 15 BLOCK 2 THOUSAND OAKS					/	KASH, JAMES M &	08/26/2022	300,000	YES																																													
					1278/249	WATSON, TERRY LEE & LAVINE	03/23/2001	140,000	Yes																																													
					1129/711	GUINN, TIMOTHY W &	08/28/1998	125,000	Yes																																													
					1007/319	MILLER, LAVORA	11/03/1995	25,000	Yes																																													
					882/633	GOLDEN, GORDON KEITH &	05/22/1992	15,000	No																																													
<b>Parcel Valuation</b>					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>83.050</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2023</td> <td>Land Value</td> <td>61,103</td> <td>61,103</td> <td>11%</td> <td>6,721</td> <td>Assessed</td> <td>31,911 2,650.21</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>229,001</td> <td>229,001</td> <td></td> <td>25,190</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0 0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>290,104</td> <td>290,104</td> <td></td> <td>31,911</td> <td>Total Taxable</td> <td>31,911 2,650.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax	Remove Cap	2023	Land Value	61,103	61,103	11%	6,721	Assessed	31,911 2,650.21	Year Frozen	0	Improvements	229,001	229,001		25,190	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	TIF Project ID	0	Total Value	290,104	290,104		31,911	Total Taxable	31,911 2,650.00
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<b>Assessment History</b>																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660019928	MILLS, BRIAN TYLER &	5	284,276	0	31,270	2,597.00																																															
2024	2024-660019928	MILLS, BRIAN TYLER &	5	300,000	0	33,000	2,754.00																																															
2023	2023-660019928	MILLS, BRIAN TYLER &	5	300,000	0	33,000	2,748.00																																															
2022	2022-660019928	MILLS, BRIAN TYLER &	5	238,431	0	24,344	2,025.00																																															
2021	2021-660019928	KASH, JAMES M &	5	210,772	0	23,185	1,967.00																																															
2020	2020-660019928	KASH, JAMES M &	5	209,303	0	22,942	1,942.00																																															
2019	2019-660019928	KASH, JAMES M &	5	198,634	0	21,850	1,892.00																																															
2018	2018-660019928	KASH, JAMES M &	5	204,240	0	22,466	1,948.00																																															
2017	2017-660019928	KASH, JAMES M &	5	202,536	0	22,279	1,817.00																																															
2016	2016-660019928	KASH, JAMES M &	5	197,230	0	21,695	1,851.00																																															
2015	2015-660019928	KASH, JAMES M &	5	191,198	0	21,032	1,777.00																																															
2014	2014-660019928	KASH, JAMES M &	5	194,616	0	20,932	1,796.00																																															
2013	2013-660019928	KASH, JAMES M &	5	181,231	0	19,935	1,737.00																																															




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Lot Data	Square-Foot - NBHD 1145 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 1.0504 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> 0  <b>Method</b> Square-Foot <b>Base Lot Value</b> 45,754.00 x 1.34 = 61,103 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 61,103		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	90% Veneer, Masonry 10% Frame, Siding, Wood
<b>Base/Total Area</b>	2,088 / 2,088
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	2,088
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	837 Attached Garage - Unfinished 2 Stalls
<b>Remodel</b>	
<b>Year/Eff Age</b>	1998 / 21

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	274,441	131.44	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	4		
<b>Indicated Value</b>	317,230		Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	105.62	<b>Total Misc Impr</b>	+	12,824			
<b>Roofing Adj</b>	+ 4.65	<b>Garage Cost</b>	+	24,934			
<b>Subfloor Adj</b>	+ -2.19	<b>Total RCN</b>	=	305,335			
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 25%)</b>	-	76,334			
<b>Plumbing Adj</b>	+ 7.43	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	229,001			
<b>Adj Base Cost</b>	= 128.15	<b>Lot Value</b>	+	61,103			
<b>Total Area</b>	x 2,088	<b>Indicated Value</b>	=	290,104			
<b>Adjusted Cost</b>	= 267,577	<b>Value Per SqFt</b>		138.94			

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	229,001		
<b>Lot Value</b>	61,103		
<b>Indicated Value</b>	290,104	138.94	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	290,104	138.94	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	48723	16x8		128	26.53		3,396
PRCH	SLAB PORCH - COVERED	48724	24x6		144	26.48		3,813



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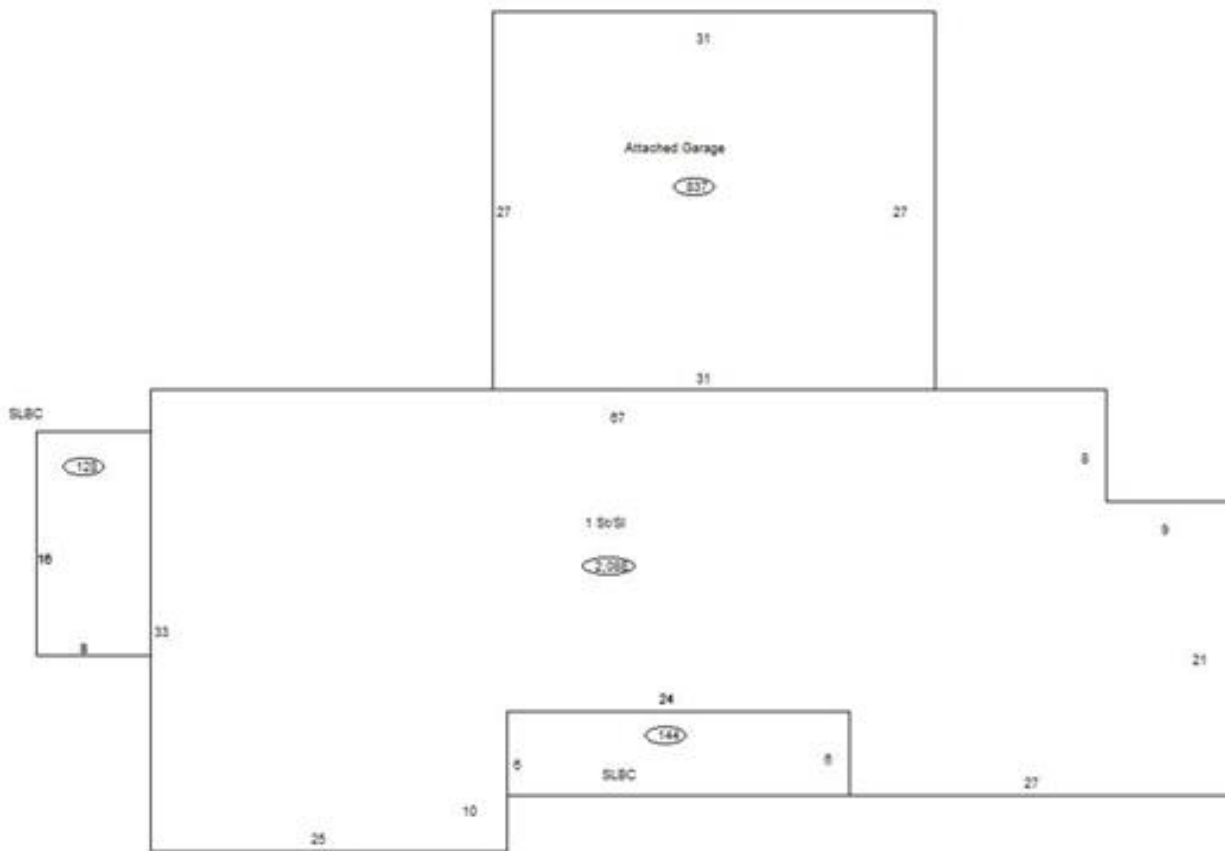
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### Sketch Image

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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	2,088	1.000	2,088
2	G	1		10	Attached Garage	837	1.000	837
3	M	PRCH		10	SLBC	128	1.000	128
4	M	PRCH		10	SLBC	144	1.000	144
<b>Total Building Area</b>						<b>2,088</b>		<b>2,088</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	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 )						