



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 23:00:14  
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Assessment Data					Primary Image									
Account	660020060													
Parcel ID	22N16E-23-2-00000-000-0000													
Cadastral ID	23-22-16-06100													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 1												
Tax Area	11 - SEQUOYAH/NW FIRE													
Name ID	41564													
PACE, THOMAS DOW & STEPHANIE GAIL														
14171 E 445 RD CLAREMORE OK 74017-0000														
Parcel Location														
Situs	14171 E 445 RD													
Subdivision														
Lot/Block	/	Parcel Size	2.2 - Acres											
Sec/Twn/Rng	23 / 22 / 16 / 2													
Neighborhood	6050 - UNPLATTED													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description Lat/Long: 36.37300013 -95.57665336														
TR IN S2 SW NW, BEG; SW/C NW, E 515.98' TO POB, E 313.10', N 11-25 E 306.10', W 313.10', S 1-25 W 306.10' TO POB														
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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax						
Remove Cap	0	Land Value	48,174	36,388	11%	4,003	Assessed	10,428	1,067.11					
Year Frozen	0	Improvements	79,417	58,404		6,425	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00					
TIF Project ID	0	Total Value	127,591	94,792		10,428	Total Taxable	9,428	979.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660020060	PACE, THOMAS DOW &	11	119,917	1000	9,124	948.00							
2024	2024-660020060	PACE, THOMAS DOW &	11	126,075	1000	8,829	921.00							
2023	2023-660020060	PACE, THOMAS DOW &	11	94,766	1000	8,543	910.00							
2022	2022-660020060	PACE, THOMAS DOW &	11	93,525	1000	8,264	886.00							
2021	2021-660020060	PACE, THOMAS DOW &	11	85,126	1000	7,995	827.00							
2020	2020-660020060	PACE, THOMAS DOW &	11	85,729	1000	7,732	827.00							
2019	2019-660020060	PACE, THOMAS DOW &	11	77,078	1000	7,479	790.00							
2018	2018-660020060	PACE, THOMAS DOW &	11	80,470	1000	7,601	811.00							
2017	2017-660020060	PACE, THOMAS DOW &	11	79,947	1000	7,351	765.00							
2016	2016-660020060	PACE, THOMAS DOW &	11	77,926	1000	7,108	746.00							
2015	2015-660020060	PACE, THOMAS DOW &	11	77,909	1000	6,872	726.00							
2014	2014-660020060	PACE, THOMAS DOW &	11	80,459	1000	6,643	703.00							
2013	2013-660020060	PACE, THOMAS DOW	11	78,762	1000	6,420	668.00							



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Lot Data	Square-Foot - NBHD 6050 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	2.2796	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	99,301.00 x .49 = 48,174	
Factor Value		
Adjustments	1.0000	
Lot Value	48,174	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,080 / 1,080
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1964 / 47



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	88,805	82.23	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	93.50	Total Misc Impr	+	12,956			
Roofing Adj	+ 4.21	Garage Cost	+				
Subfloor Adj	+ 2.45	Total RCN	=	127,922			
Heat/Cool Adj	+ 1.65	Depreciation ( 56%)	-	71,636			
Plumbing Adj	+ 4.64	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	56,286			
Adj Base Cost	= 106.45	Lot Value	+	48,174			
Total Area	x 1,080	Indicated Value	=	104,460			
Adjusted Cost	= 114,966	Value Per SqFt		96.72			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	56,286		
Lot Value	48,174		
Indicated Value	104,460	96.72	Per SqFt
Agland Value			
Site Improvements	23,131		
Total Value	127,591	118.14	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	49042	29x4		116	20.93		2,428
EPSW	ENCLOSED PORCH - SOLID WALL	49043	18x6		108	55.10		5,951



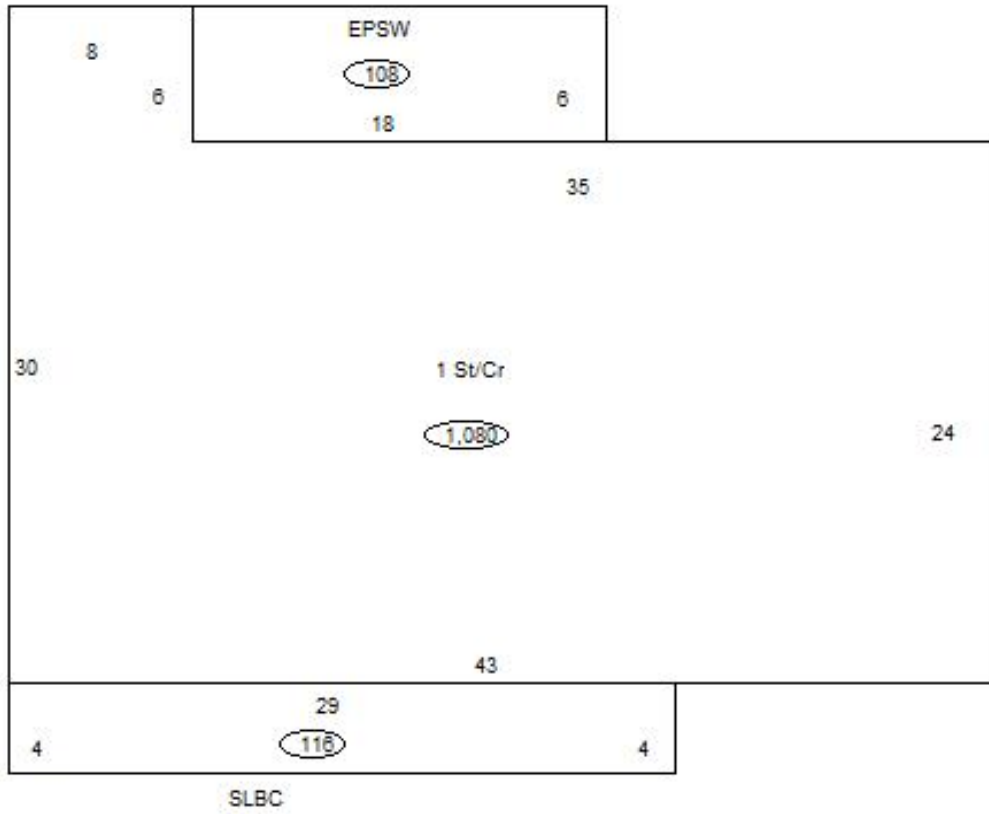
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,080	1.000	1,080
2	M	PRCH		10	SLBC	116	1.000	116
3	M	EPSW		10	EPSW	108	1.000	108
<b>Total Building Area</b>						<b>1,080</b>		<b>1,080</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	0x0x0			1,200	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (45% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (30.25 x 1,200)		36,300		36,300	16,335	19,965
	LF	LOAFING SHED				180	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (45% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (4.26 x 180)		767		767	345	422
	DTGF	DETACHED GARAGE FAIR	0x0x0			336	
	Qual	2	Cond 3	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 (16.00 x 336)		5,376		5,376	4,032	1,344
	CP	CARPORT DIRT	0x0x0			800	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (3.50 x 800)		2,800		2,800	1,400	1,400
	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 )						