



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:04:51  
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Assessment Data				Primary Image					
Account	660020609			No Image On File					
Parcel ID	000000-00-0-00144-001-0004								
Cadastral ID	24-22-17-00640								
Property Type	REAL - Real Property								
Property Class	RRP	VI Area 2							
Tax Area	94 - SEQUOYAH/TRI-DISTRICT FI								
Name ID	260753								
BEVAN, GAYLON E									
16295 S CEDAR RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	16255 S CEDAR RD								
Subdivision	CEDARCREST								
Lot/Block	0004 / 0001	Parcel Size 1 - Lots							
Sec/Twn/Rng	24 / 22 / 17 / 5								
Neighborhood	1015 - R-V02-NE SEQUOYAH								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description Lat/Long: 36.37668491 -95.44556931				Building Permits					
LOT 4 BLOCK 1 CEDARCREST				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					988/244	FLOWERS, PAUL R	04/27/1995	12,000	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax
Remove Cap	0	Land Value	40,509	32,916	11%	3,621	Assessed	3,621	356.02
Year Frozen	0	Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	40,509	32,916		3,621	Total Taxable	3,621	356.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660020609	BEVAN, GAYLON E			94	40,509	0	3,448	339.00
2024	2024-660020609	BEVAN, GAYLON E			94	40,509	0	3,284	344.00
2023	2023-660020609	BEVAN, GAYLON E			94	32,500	0	3,128	334.00
2022	2022-660020609	BEVAN, GAYLON E			94	32,500	0	2,979	321.00
2021	2021-660020609	BEVAN, GAYLON E			94	32,500	0	2,837	295.00
2020	2020-660020609	BEVAN, GAYLON E			94	32,500	0	2,702	281.00
2019	2019-660020609	BEVAN, GAYLON E			94	32,500	0	2,574	264.00
2018	2018-660020609	BEVAN, GAYLON E			94	32,500	0	2,451	254.00
2017	2017-660020609	BEVAN, GAYLON E			94	32,500	0	2,334	238.00
2016	2016-660020609	BEVAN, GAYLON E			94	32,500	0	2,223	227.00
2015	2015-660020609	BEVAN, GAYLON E			94	32,500	0	2,117	221.00
2014	2014-660020609	BEVAN, GAYLON E			94	32,500	0	2,017	206.00
2013	2013-660020609	BEVAN, GAYLON E			94	32,500	0	1,921	193.00



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Lot Data		Square-Foot - NBHD 1015 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	14000							
Non-Ag Acres	4.7995							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	209,067.00 x .19 = 40,509							
Factor Value								
Adjustments	1.0000							
Lot Value	40,509							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	40,509				
Total Area	x	Indicated Value	=	40,509				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Value Reconciliation</b>								
Selected Approach Cost Approach								
Improvements								
Lot Value	40,509							
Indicated Value	40,509	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	40,509	0.00	Total Value Per SqFt					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value