



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:09:59
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Assessment Data					Primary Image									
Account	660021021				No Image On File									
Parcel ID	22N16E-25-1-00000-000-0000													
Cadastral ID	25-22-16-01000													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 1												
Tax Area	94 - SEQUOYAH/TRI-DISTRICT FI													
Name ID	320497													
HOFFMAN, CHRISTOPHER A & TAMARA S														
PO BOX 1042 CLAREMORE OK 74018-0000														
Parcel Location														
Situs														
Subdivision														
Lot/Block	/	Parcel Size			1.01 - Acres									
Sec/Twn/Rng	25 / 22 / 16 / 1													
Neighborhood	2116 - UNPLATTED													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description Lat/Long: 36.36472112 -95.54577445														
E 50' NE NW NE NE & THE S 98.40' OF NE NW NE NE.														
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														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	No	1,000		2606/454	HOFFMAN, CHRISTOPHER A & TAMARA	01/16/2017	0	4					
					2604/278	FROMAN, KEVIN & RONI	01/06/2017		9					
					2484/491	GUINN, BEVERLY A	07/09/2015	122,000	WG					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax						
Remove Cap	2018	Land Value	39,901	29,014	11%	3,192	Assessed	3,192	313.84					
Year Frozen	2005	Improvements	0	0	0	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	39,901	29,014	3,192	Total Taxable	3,192	314.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660021021	HOFFMAN, CHRISTOPHER A &			94	39,901	0	3,040	298.00					
2024	2024-660021021	HOFFMAN, CHRISTOPHER A &			94	39,901	0	2,895	303.00					
2023	2023-660021021	HOFFMAN, CHRISTOPHER A &			94	25,065	0	2,757	294.00					
2022	2022-660021021	HOFFMAN, CHRISTOPHER A &			94	25,065	0	2,757	297.00					
2021	2021-660021021	HOFFMAN, CHRISTOPHER A &			94	25,065	0	2,757	287.00					
2020	2020-660021021	HOFFMAN, CHRISTOPHER A &			94	25,060	0	2,757	287.00					
2019	2019-660021021	HOFFMAN, CHRISTOPHER A &			94	25,050	0	2,756	283.00					
2018	2018-660021021	HOFFMAN, CHRISTOPHER A &			94	25,050	0	2,756	286.00					
2017	2017-660021021	HOFFMAN, CHRISTOPHER A &			94	25,050	0	2,756	282.00					
2016	2016-660021021	FROMAN, KEVIN & RONI			94	101,474	0	11,162	1,137.00					
2015	2015-660021021	FROMAN, KEVIN & RONI			94	108,903	1000	5,190	552.00					
2014	2014-660021021	GUINN, BOB G			94	111,772	1000	5,190	541.00					
2013	2013-660021021	GUINN, BOB G			94	106,681	1000	5,191	533.00					



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Lot Data		Square-Foot - NBHD 2116 #1		Primary Image				
Lot Size	0	0						
Lot Count	0							
Units Buildable	0							
Non-Ag Acres	1.0818							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	47,124.00 x .85 = 39,901							
Factor Value								
Adjustments	1.0000							
Lot Value	39,901							
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/							
Style								
HVAC								
Roof Cover								
Area on Slab								
Fixture/RghIn	/							
Bed/F/H Bath	/ /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	/							
Cost Approach		Manual : 01/2025						
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	+	39,901				
Total Area	x	Indicated Value	=	39,901				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Value Reconciliation								
Selected Approach		Cost Approach						
Improvements								
Lot Value		39,901						
Indicated Value		39,901	0.00	Per SqFt				
Agland Value								
Site Improvements								
Total Value		39,901	0.00	Total Value Per SqFt				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	