



# 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> 660022323 <b>Parcel ID</b> 000000-00-0-00843-001-0010 <b>Cadastral ID</b> 26-22-16-03840 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 94 - SEQUOYAH/TRI-DISTRICT FI <b>Name ID</b> 295151 GRUBBS, CASEY LEE & SCOTT  14641 CEDAR DR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 14641 CEDAR DR <b>Subdivision</b> TWIN CEDAR ESTATES II <b>Lot/Block</b> 0010 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 26 / 22 / 16 / 5 <b>Neighborhood</b> 1029 - R-V01-NE SEQUOYAH <b>School District</b> S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-1-4\IMG_0028. 1/4/2023</p>														
<b>Legal Description</b> Lat/Long: 36.35783160 -95.56382319																			
LOT 10 BLOCK 1 TWIN CEDAR ESTATES 2					<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<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>										
H	Homestead	Yes	1,000	1,000	2665/553	GRUBBS, SCOTT THOMAS &	09/22/2017	0	4										
					1871/771	BLACKWOOD, JOE EVEAN	05/25/2007	125,500	YES										
					1023/247	SECRETARY HOUSING & URBAN-DEV	04/09/1996	0	No										
					998/346	BIRDSONG, SANDRA L	08/03/1995	67,500	No										
					836/243			62,170	No										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	98.320	<b>Current Tax</b>										
Remove Cap	2008	<b>Land Value</b>	67,525	28,470	11%	3,132	<b>Assessed</b>	18,607	1,829.44										
Year Frozen	0	<b>Improvements</b>	148,700	140,677		15,475	<b>Penalty</b>	0											
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-88.00										
TIF Project ID	0	<b>Total Value</b>	216,225	169,147		18,607	<b>Total Taxable</b>	17,607	1,741.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660022323	GRUBBS, CASEY LEE & SCOTT			94	215,617	1000	17,064	1,688.00										
2024	2024-660022323	GRUBBS, SCOTT THOMAS			94	224,572	1000	16,538	1,748.00										
2023	2023-660022323	GRUBBS, SCOTT THOMAS			94	154,795	1000	16,027	1,727.00										
2022	2022-660022323	GRUBBS, SCOTT THOMAS			94	151,249	1000	15,637	1,701.00										
2021	2021-660022323	GRUBBS, SCOTT THOMAS			94	154,378	1000	15,982	1,681.00										
2020	2020-660022323	GRUBBS, SCOTT THOMAS			94	151,881	1000	15,644	1,640.00										
2019	2019-660022323	GRUBBS, SCOTT THOMAS			94	132,976	1000	13,627	1,410.00										
2018	2018-660022323	GRUBBS, SCOTT THOMAS			94	136,644	1000	14,031	1,467.00										
2017	2017-660022323	GRUBBS, SCOTT THOMAS &			94	135,535	1000	13,909	1,436.00										
2016	2016-660022323	GRUBBS, SCOTT THOMAS &			94	132,175	1000	13,539	1,392.00										
2015	2015-660022323	GRUBBS, SCOTT THOMAS &			94	140,738	1000	13,594	1,427.00										
2014	2014-660022323	GRUBBS, SCOTT THOMAS &			94	141,872	1000	13,170	1,357.00										
2013	2013-660022323	GRUBBS, SCOTT THOMAS &			94	133,840	1000	12,756	1,295.00										



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Lot Data	Square-Foot - NBHD 1029 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0912	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	47,532.00 x 1.42 = 67,525	
Factor Value		
Adjustments	1.0000	
Lot Value	67,525	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Vinyl
Base/Total Area	2,070 / 2,070
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,070
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1989 / 28

Cost Approach		Manual : 01/2025	
Base Cost	87.53	Total Misc Impr	+ 5,146
Roofing Adj	+ 4.03	Garage Cost	+
Subfloor Adj	+ -1.07	Total RCN	= 230,300
Heat/Cool Adj	+ 11.47	Depreciation ( 38%)	- 87,514
Plumbing Adj	+ 6.81	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 142,786
Adj Base Cost	= 108.77	Lot Value	+ 67,525
Total Area	x 2,070	Indicated Value	= 210,311
Adjusted Cost	= 225,154	Value Per SqFt	101.60



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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	168,640	81.47	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	156,950 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	142,786		
Lot Value	67,525		
Indicated Value	210,311	101.60	Per SqFt
Agland Value			
Site Improvements	5,914		
Total Value	216,225	104.46	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	54688	27x5		135	23.82		3,216
PATO	SLAB PORCH - OPEN	54689	16x12		192	10.05		1,930



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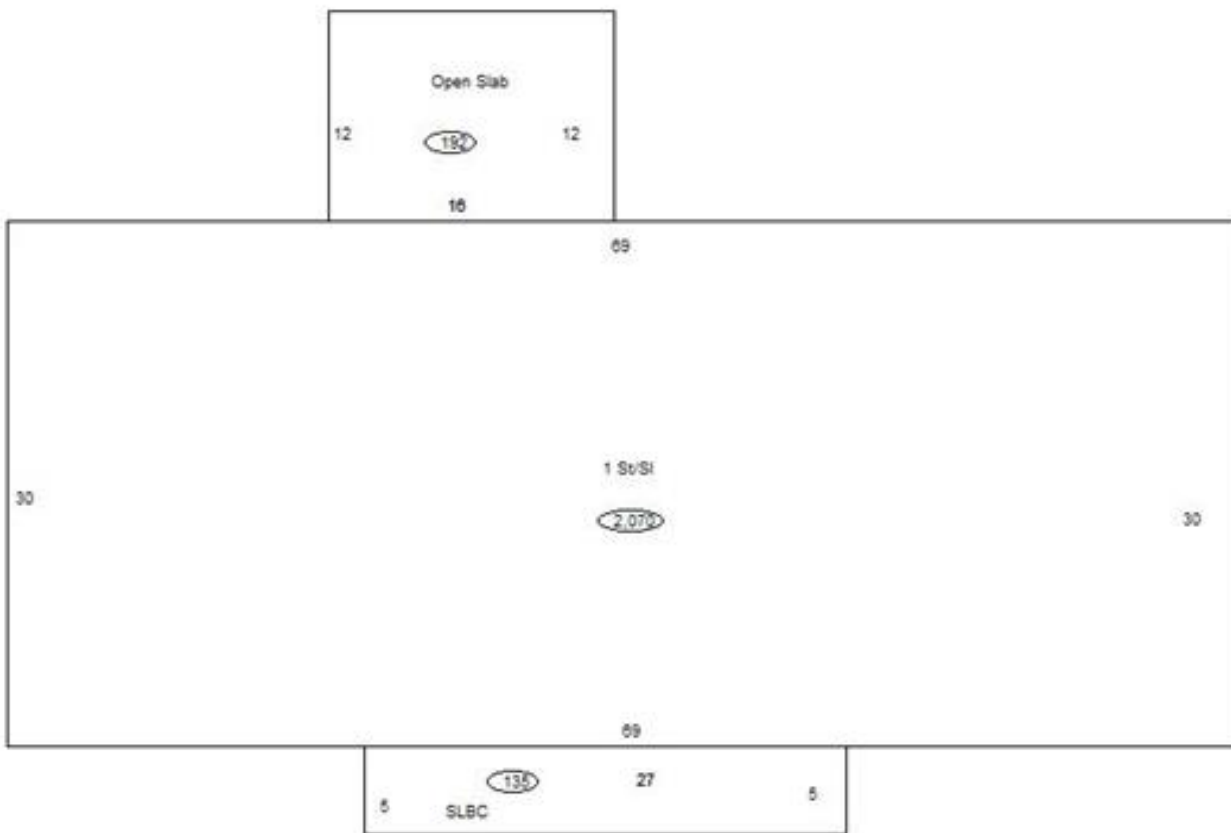
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### Sketch Image

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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	2,070	1.000	2,070
2	M	PRCH		10	SLBC	135	1.000	135
3	M	PATO		10	Open Slab	192	1.000	192
<b>Total Building Area</b>						<b>2,070</b>		<b>2,070</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	20x30x0			600
	Qual 3	Cond 3	Year 2019	Eff Age 5		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (20% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (12.32 x 600)		7,392	7,392	1,478	5,914
	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 )					