




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:11:02
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Assessment Data					Primary Image									
Account	660023210				 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-1-20\IMG_004; 1/20/2023</p>									
Parcel ID	000000-00-0-00837-001-0004													
Cadastral ID	27-22-16-03140													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 1												
Tax Area	9 - SEQUOYAH/ NO FIRE													
Name ID	279198													
BORDING, JAMES P & KRISTI														
REVOCABLE TRUST														
17815 S TURTLE RUN CLAREMORE OK 74017-0000														
Parcel Location														
Situs	17815 S TURTLE RUN													
Subdivision	TURTLE RUN													
Lot/Block	0004 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	27 / 22 / 16 / 5													
Neighborhood	1029 - R-V01-NE SEQUOYAH													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description														
Lot/Long: 36.35217204 -95.58378651														
LOT 4 BLOCK 1 TURTLE RUN														
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" style="height: 100px;"> </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										
1389/222	BORDING, RALPH PHILLIP &	07/05/2002	0	4										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	88.320	Current Tax						
Remove Cap	0	Land Value	83,686	33,841	11%	3,723	Assessed	17,183						
Year Frozen	0	Improvements	126,333	122,363		13,460	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000						
TIF Project ID	0	Total Value	210,019	156,204		17,183	Total Taxable	16,183						
-89.00														
1,429.00														
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660023210	BORDING, JAMES P & KRISTI	9	206,302	1000	15,682	1,385.00							
2024	2024-660023210	BORDING, JAMES P & KRISTI	9	229,550	1000	15,196	1,348.00							
2023	2023-660023210	BORDING, JAMES P & KRISTI	9	160,951	1000	14,724	1,337.00							
2022	2022-660023210	BORDING, JAMES P & KRISTI	9	138,787	1000	14,267	1,310.00							
2021	2021-660023210	BORDING, JAMES P & KRISTI	9	145,976	1000	15,057	1,328.00							
2020	2020-660023210	BORDING, JAMES P & KRISTI	9	147,251	1000	14,704	1,339.00							
2019	2019-660023210	BORDING, JAMES P &	9	143,640	1000	14,246	1,276.00							
2018	2018-660023210	BORDING, JAMES P &	9	151,529	1000	13,803	1,251.00							
2017	2017-660023210	BORDING, JAMES P &	9	150,308	1000	13,372	1,194.00							
2016	2016-660023210	BORDING, JAMES P &	9	146,564	1000	12,953	1,151.00							
2015	2015-660023210	BORDING, JAMES P &	9	145,732	1000	12,546	1,142.00							
2014	2014-660023210	BORDING, JAMES P &	9	148,514	1000	12,152	1,121.00							
2013	2013-660023210	BORDING, JAMES P &	9	141,996	1000	11,769	1,068.00							




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Lot Data	Square-Foot - NBHD 1029 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.7658 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 76,917.00 x 1.09 = 83,686 Factor Value Adjustments 1.0000 Lot Value 83,686		 <p style="text-align: right; color: orange;">01/20/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,954 / 1,954
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,954
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	696 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1980 / 46

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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	208,801	106.86	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	160,680		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	94.70	Total Misc Impr	+	19,822			
Roofing Adj	+ 4.07	Garage Cost	+	17,950			
Subfloor Adj	+ -1.08	Total RCN	=	268,793			
Heat/Cool Adj	+ 11.47	Depreciation (53%)	-	142,460			
Plumbing Adj	+ 9.07	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	126,333			
Adj Base Cost	= 118.23	Lot Value	+	83,686			
Total Area	x 1,954	Indicated Value	=	210,019			
Adjusted Cost	= 231,021	Value Per SqFt		107.48			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	126,333		
Lot Value	83,686		
Indicated Value	210,019	107.48	Per SqFt
Agland Value			
Site Improvements			
Total Value	210,019	107.48	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	57282	22x6		132	23.83		3,146
PATO	SLAB PORCH - OPEN	57283	6x6		36	10.86		391
EPSW	ENCLOSED PORCH - SOLID WALL	57284	18x10		180	62.16		11,189



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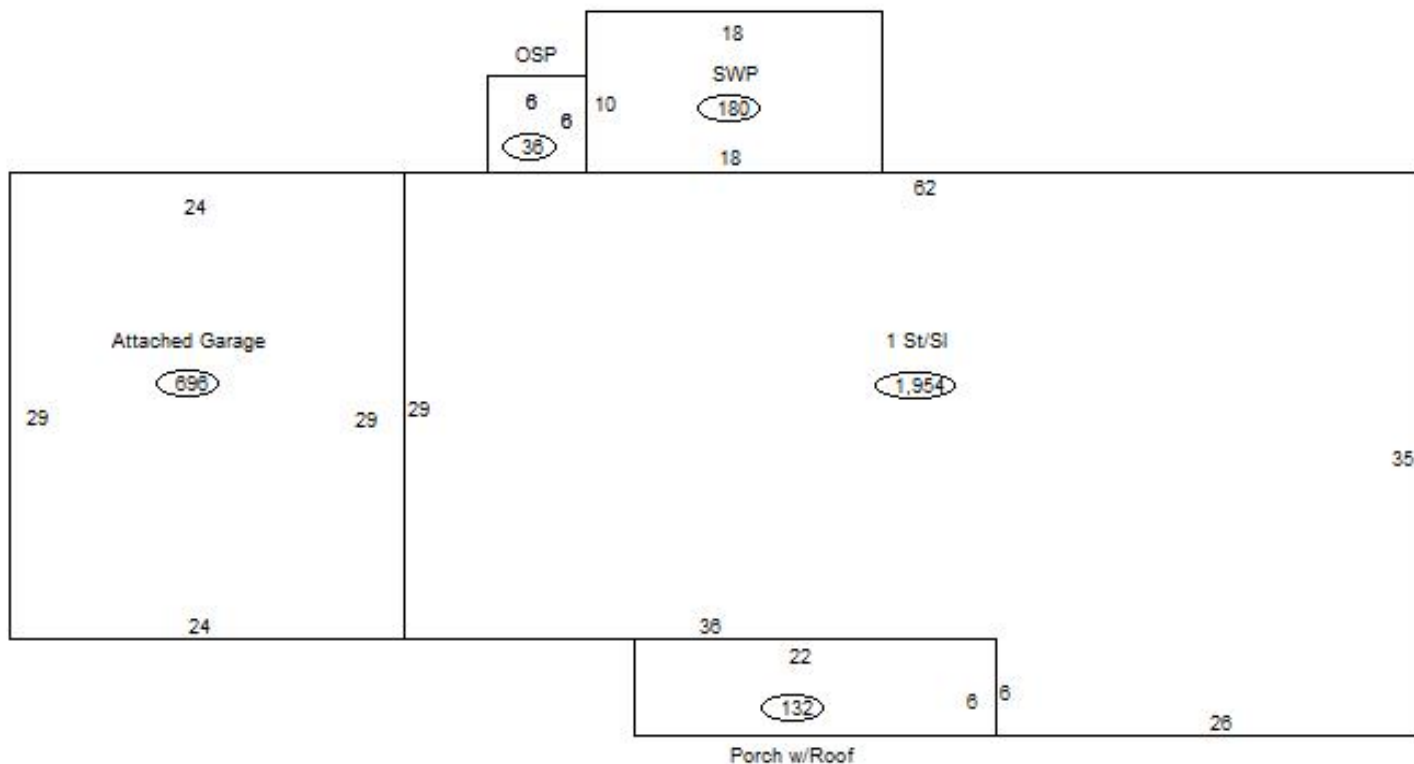
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,954	1.000	1,954
2	G	1		13	Attached Garage	696	1.000	696
3	M	PRCH		13	SLBC	132	1.000	132
4	M	PATO		13	Open Slab	36	1.000	36
5	M	EPSW		13	EPSW	180	1.000	180
Total Building Area						1,954		1,954