



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:50:35
Page 1

Assessment Data					Primary Image														
Account 660024973 Parcel ID 000000-00-0-00780-001-0006 Cadastral ID 29-22-16-01460 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 240874 LUNSFORD, STEVE & DEANA 17244 STONEHEDGE CT CLAREMORE OK 74017-0000 Parcel Location Situs 17244 STONEHEDGE CT Subdivision STONE HEDGE Lot/Block 0006 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 29 / 22 / 16 / 5 Neighborhood 1148 - R-V01-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-6\IMG_0006. 2/6/2023</p>														
Legal Description Lat/Long: 36.36092938 -95.61661696																			
LOT 6 BLOCK 1 STONE HEDGE					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> </td> <td> </td> <td> </td> <td> </td> <td> </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	Yes	1,000	1,000	923/861	WARREN INVESTMENT	08/02/1993	9,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	0	Land Value	65,460	40,240	11%	4,426	Assessed	24,409	2,640.60										
Year Frozen	0	Improvements	190,690	181,668		19,983	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-95.00										
TIF Project ID	0	Total Value	256,150	221,908		24,409	Total Taxable	23,409	2,546.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660024973	LUNSFORD, STEVE &			10	254,564	1000	22,698	2,469.00										
2024	2024-660024973	LUNSFORD, STEVE &			10	266,412	1000	22,008	2,319.00										
2023	2023-660024973	LUNSFORD, STEVE &			10	203,078	1000	21,339	2,233.00										
2022	2022-660024973	LUNSFORD, STEVE &			10	207,740	1000	21,851	2,276.00										
2021	2021-660024973	LUNSFORD, STEVE &			10	207,996	1000	21,880	2,294.00										
2020	2020-660024973	LUNSFORD, STEVE &			10	204,767	1000	21,295	2,266.00										
2019	2019-660024973	LUNSFORD, STEVE &			10	196,776	1000	20,645	2,156.00										
2018	2018-660024973	LUNSFORD, STEVE &			10	201,884	1000	20,440	2,209.00										
2017	2017-660024973	LUNSFORD, STEVE &			10	200,277	1000	19,815	2,266.00										
2016	2016-660024973	LUNSFORD, STEVE &			10	195,354	1000	19,209	2,003.00										
2015	2015-660024973	LUNSFORD, STEVE &			10	189,569	1000	18,620	1,837.00										
2014	2014-660024973	LUNSFORD, STEVE &			10	191,010	1000	18,049	1,777.00										
2013	2013-660024973	LUNSFORD, STEVE &			10	180,546	1000	17,494	1,666.00										



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Time 21:50:36
Page 2

Lot Data	Square-Foot - NBHD 1148 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.9822 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 42,784.00 x 1.53 = 65,460 Factor Value Adjustments 1.0000 Lot Value 65,460		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,860 / 1,860
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,860
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 3.5 /
Basement Area	
Garage Type	770 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1993 / 25



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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	245,834	132.17	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	287,110 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	101.81	Total Misc Impr	+	14,061	
Roofing Adj	+ 4.45	Garage Cost	+	22,938	
Subfloor Adj	+ -2.15	Total RCN	=	276,362	
Heat/Cool Adj	+ 12.64	Depreciation (31%)	-	85,672	
Plumbing Adj	+ 11.94	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	190,690	
Adj Base Cost	= 128.69	Lot Value	+	65,460	
Total Area	x 1,860	Indicated Value	=	256,150	
Adjusted Cost	= 239,363	Value Per SqFt		137.72	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	190,690		
Lot Value	65,460		
Indicated Value	256,150	137.72	Per SqFt
Agland Value			
Site Improvements			
Total Value	256,150	137.72	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	5,615.40	5,615
PRCH	SLAB PORCH - COVERED	61370	20x10		200	26.30	5,260
PRCH	SLAB PORCH - COVERED	61371	30x4		120	26.55	3,186



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 Time 21:50:36
 Page 3

Sketch Image

660024973



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,860	1.000	1,860
2	G	1		13	Attached Garage	770	1.000	770
3	M	PRCH		13	SLBC	200	1.000	200
4	M	PRCH		13	SLBC	120	1.000	120
Total Building Area						1,860		1,860