



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
Account 660025892 Parcel ID 000000-00-0-00855-001-0005 Cadastral ID 30-21-16-10210 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 302520 YOUTSEY, JOHNATHON & NELLIE NICOLE 10856 E 510 RD CLAREMORE OK 74019-0000 Parcel Location Situs 10856 E 510 RD Subdivision TWIN OAKS 4 Lot/Block 0005 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1113 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (152)\IMG_0045.JPG 3/1/2023</p>																																																	
Legal Description Lat/Long: 36.27817555 -95.63497143																																																						
LOT 5 BLOCK 1 TWIN OAKS 4					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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <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	2094/185	REED, JOE J & SHARON K	04/02/2010	135,000	YES																																													
					1903/465	DEUTSCHE BANK TRUST CO	09/25/2007	80,000	3																																													
					1882/21	PFEIFER, JAMES &	06/28/2007	0	10																																													
					1735/650	GUERRERA, CHRISTY J	12/07/2005	122,000	YES																																													
					1124/820	TIDWELL, TERRY L &-KATHERINE M	07/31/1998	83,500	Yes																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>109.172</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2011</td> <td>Land Value 39,090</td> <td>33,356</td> <td>11%</td> <td>3,669</td> <td>Assessed</td> <td>18,212</td> <td>1,988.24</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 132,208</td> <td>132,208</td> <td> </td> <td>14,543</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-92.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 171,298</td> <td>165,564</td> <td> </td> <td>18,212</td> <td>Total Taxable</td> <td>17,212</td> <td>1,896.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	109.172	Current Tax	Remove Cap	2011	Land Value 39,090	33,356	11%	3,669	Assessed	18,212	1,988.24	Year Frozen	0	Improvements 132,208	132,208		14,543	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00	TIF Project ID	0	Total Value 171,298	165,564		18,212	Total Taxable	17,212	1,896.00
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TIF Project ID	0	Total Value 171,298	165,564		18,212	Total Taxable	17,212	1,896.00																																														
Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660025892	YOUTSEY, JOHNATHON &	85	173,020	1000	16,681	1,838.00																																															
2024	2024-660025892	YOUTSEY, JOHNATHON &	85	182,009	1000	16,167	1,671.00																																															
2023	2023-660025892	YOUTSEY, JOHNATHON &	85	151,516	1000	15,667	1,607.00																																															
2022	2022-660025892	YOUTSEY, JOHNATHON &	85	151,509	1000	15,666	1,622.00																																															
2021	2021-660025892	YOUTSEY, JOHNATHON &	85	150,264	1000	15,529	1,541.00																																															
2020	2020-660025892	YOUTSEY, JOHNATHON &	85	147,847	1000	15,217	1,560.00																																															
2019	2019-660025892	YOUTSEY, JOHNATHON &	85	143,136	1000	14,745	1,528.00																																															
2018	2018-660025892	YOUTSEY, JOHNATHON &	85	150,244	1000	15,527	1,605.00																																															
2017	2017-660025892	YOUTSEY, JOHNATHON &	85	148,974	1000	15,387	1,580.00																																															
2016	2016-660025892	YOUTSEY, JOHNATHON &	85	145,149	1000	14,966	1,567.00																																															
2015	2015-660025892	YOUTSEY, JOHNATHON &	85	152,715	1000	14,958	1,511.00																																															
2014	2014-660025892	YOUTSEY, JOHNATHON &	85	155,048	1000	14,493	1,504.00																																															
2013	2013-660025892	YOUTSEY, JOHNATHON &	85	147,183	1000	14,042	1,440.00																																															



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Lot Data		Square-Foot - NBHD 1113 #1		Primary Image						
Lot Size					<p>\\tsclient\T\TOMMY DUNLAP\New folder (152)\IMG_0045.JPG 3/1/2023</p>					
Lot Count										
Units Buildable	1									
Non-Ag Acres	0.4487									
Topography										
Street Access										
Utilities										
Amenities	LAND QUALITY									0
										0
Method	Square-Foot									
Base Lot Value	19,545.00 x 2.00 = 39,090									
Factor Value										
Adjustments	1.0000									
Lot Value	39,090									
Residential Data										
Type	1 Single Family Residence									
Condition	3 - Average									
Quality	2.5 - Fair									
Architecture										
Style	100% 1 1/2 Story Finished									
Exterior Wall	25% Frame, Stucco 75% Frame, Siding, Vinyl									
Base/Total Area	1,244 / 1,796									
Style	100% 1 1/2 Story Finished									
HVAC	100% Warmed & Cooled Air									
Roof Cover	1 Composition Shingle									
Area on Slab	1,244									
Fixture/RghIn	11 /									
Bed/F/H Bath	4 / 2.0 /									
Basement Area										
Garage Type	484 Attached Garage - Unfinished									
Remodel	RMA -									
Year/Eff Age	1981 / 29									
Cost Approach		Manual : 01/2025								
Base Cost	86.38	Total Misc Impr	+	9,214						
Roofing Adj	+ 3.26	Garage Cost	+	13,373						
Subfloor Adj	+ -0.84	Total RCN	=	216,735						
Heat/Cool Adj	+ 11.47	Depreciation (39%)	-	84,527						
Plumbing Adj	+ 7.83	Lump Sums	+	0						
Basement Adj	+ 0.00	RCNLD	=	132,208						
Adj Base Cost	= 108.10	Lot Value	+	39,090						
Total Area	x 1,796	Indicated Value	=	171,298						
Adjusted Cost	= 194,148	Value Per SqFt		95.38						
Value Reconciliation										
Selected Approach		Cost Approach								
Improvements	132,208									
Lot Value	39,090									
Indicated Value	171,298	95.38	Per SqFt							
Agland Value										
Site Improvements										
Total Value	171,298	95.38	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		
SHLT	STORM SHELTER	0		1	2015	0.00				
PRCH	SLAB PORCH - COVERED	63327	5x4		20	24.21		484		
PRCH	SLAB PORCH - COVERED	63329	17x9		153	23.75		3,634		



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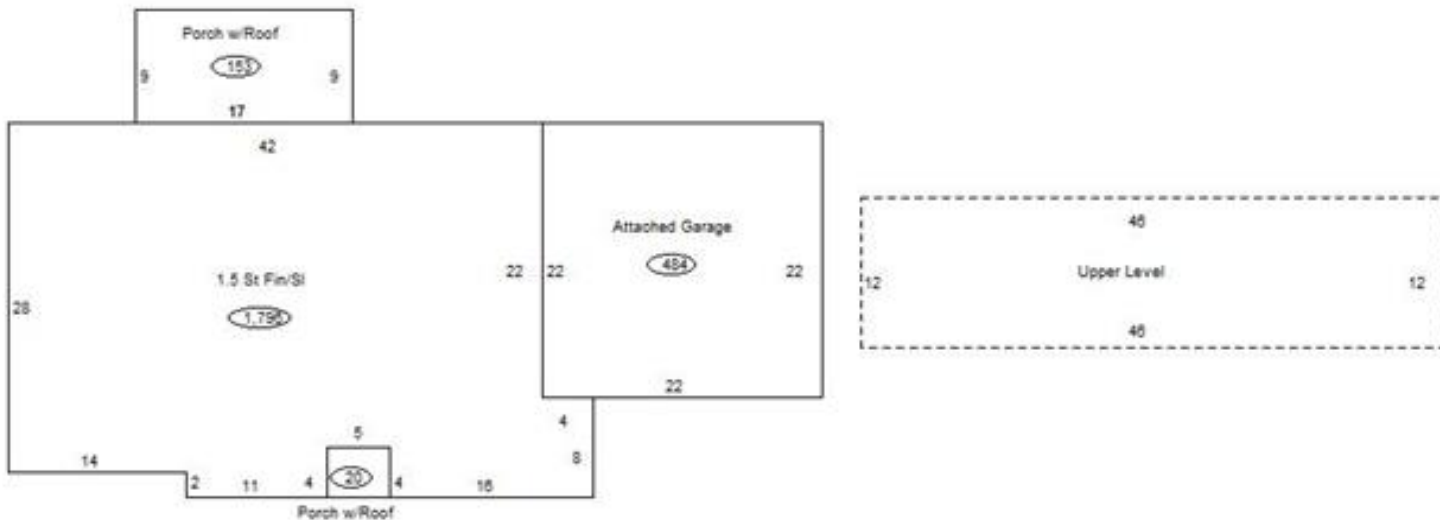
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,244	1.444	1,796
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	20	1.000	20
4	U	^UL	Overhang	13	Upper Level	552	1.000	552
5	M	PRCH		13	SLBC	153	1.000	153
Total Building Area						1,244		1,796



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			120
	Qual	2	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 120)		562		562	562
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	STGG	STG GOOD	0x0x0			
	Qual		Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (9.36 x)					