



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 660027275 Parcel ID 000000-00-0-00831-008-0017 Cadastral ID 31-22-15-03570 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 28 - COLLINSVILLE/LIME FIRE Name ID 345565 BAKER, LOGAN PAUL & SARAH ANNE 18157 S RANCH RD CLAREMORE OK 74019-0000 Parcel Location Situs 18157 S RANCH RD Subdivision TRAILS END ESTATES Lot/Block 0017 / 0008 Parcel Size 1 - Lots Sec/Twn/Rng 31 / 22 / 15 / 5 Neighborhood 1132 - R-V04-NW COLLINSVILLE School District S026 - COLLINSVILLE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (77)\IMG_0010.JPG 7/7/2022</p>														
Legal Description Lat/Long: 36.34704810 -95.74465976																			
LOT 17 BLOCK 8 TRAILS END ESTATES					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										
SHLT	Other	Yes	117	117	/	TEAL, DOUGLAS & SHERI	10/07/2024	320,000	YES										
H	Homestead	Yes	1,000	1,000	/	HUBBARD, BRAD & ALEA	06/21/2021	265,000	YES										
					2281/47	SHEDD, JEFFREY	10/22/2012	160,000	YES										
					1212/391	BAKER, JAMES L & WANDA	01/28/2000	119,500	Yes										
					1184/302	SOKOLOSKY, D M &	07/29/1999	16,500	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	112.698	Current Tax										
Remove Cap	2025		Land Value	133,981	133,981	11%	14,738	Assessed	36,004 4,057.58										
Year Frozen	0		Improvements	193,328	193,328		21,266	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	1,117 -115.00										
TIF Project ID	0		Total Value	327,309	327,309		36,004	Total Taxable	34,887 3,943.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660027275	BAKER, LOGAN PAUL &			28	320,000	1117	34,083	3,852.00										
2024	2024-660027275	TEAL, DOUGLAS & SHERI			28	264,187	0	29,061	3,327.00										
2023	2023-660027275	TEAL, DOUGLAS & SHERI			28	265,000	0	29,150	3,283.00										
2022	2022-660027275	TEAL, DOUGLAS & SHERI			28	265,655	0	29,222	3,272.00										
2021	2021-660027275	TEAL, DOUGLAS & SHERI			28	195,838	0	21,348	2,423.00										
2020	2020-660027275	HUBBARD, BRAD & ALEA			28	184,837	0	20,332	2,312.00										
2019	2019-660027275	HUBBARD, BRAD & ALEA			28	177,424	0	19,517	2,198.00										
2018	2018-660027275	HUBBARD, BRAD & ALEA			28	181,987	0	20,019	2,276.00										
2017	2017-660027275	HUBBARD, BRAD & ALEA			28	180,508	0	19,856	2,227.00										
2016	2016-660027275	HUBBARD, BRAD & ALEA			28	175,917	0	19,154	2,101.00										
2015	2015-660027275	HUBBARD, BRAD & ALEA			28	165,835	0	18,242	2,021.00										
2014	2014-660027275	HUBBARD, BRAD & ALEA			28	167,192	0	18,175	1,962.00										
2013	2013-660027275	HUBBARD, BRAD & ALEA			28	157,357	0	17,309	1,863.00										



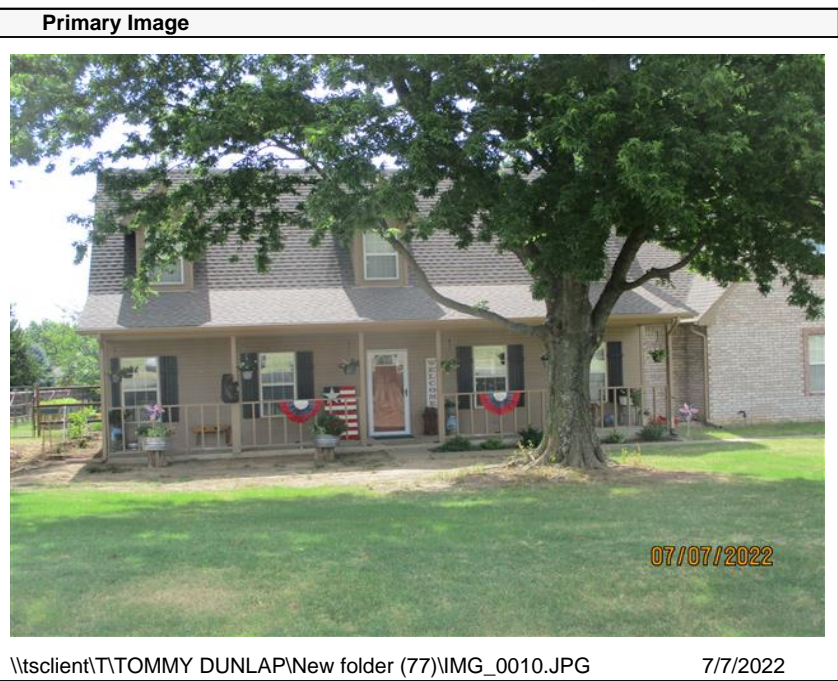
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Lot Data		Square-Foot - NBHD 1132 #1	
Lot Size			
Lot Count			
Units Buildable	48017		
Non-Ag Acres	1.0551		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	45,960.00 x 1.22 = 56,010		
Factor Value			
Adjustments	2.3921		
Lot Value	133,981		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,157 / 1,909
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,157
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	546 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1999 / 20

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	236,485	123.88	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	5
Indicated Value	275,880 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	92.08	Total Misc Impr	+ 15,446
Roofing Adj	+ 3.07	Garage Cost	+ 17,068
Subfloor Adj	+ -1.43	Total RCN	= 251,075
Heat/Cool Adj	+ 12.64	Depreciation (23%)	- 57,747
Plumbing Adj	+ 8.13	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 193,328
Adj Base Cost	= 114.49	Lot Value	+ 133,981
Total Area	x 1,909	Indicated Value	= 327,309
Adjusted Cost	= 218,561	Value Per SqFt	171.46

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	193,328		
Lot Value	133,981		
Indicated Value	327,309	171.46	Per SqFt
Agland Value			
Site Improvements			
Total Value	327,309	171.46	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	65801	16x8		128	26.53		3,396
PRCH	SLAB PORCH - COVERED	65802	41x6		246	26.16		6,435
SHLT	STORM SHELTER - AG IN GARAGE			1	2025	0.00		



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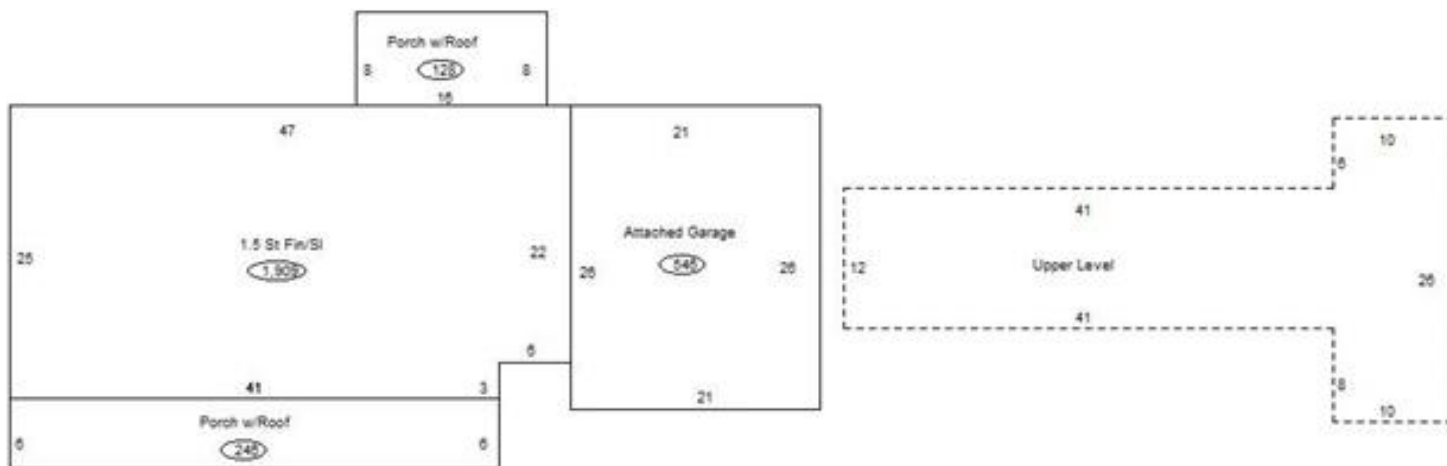
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Sketch Image

660027275



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	1,157	1.650	1,909
2	G	1		13	Attached Garage	546	1.000	546
3	M	PRCH		13	SLBC	128	1.000	128
4	M	PRCH		13	SLBC	246	1.000	246
5	U	^UL	Overhang	13	Upper Level	752	1.000	752
Total Building Area						1,157		1,909