



# 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> 660031841 <b>Parcel ID</b> 000000-00-0-00528-001-0023 <b>Cadastral ID</b> 36-21-16-03930 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 340982 PERRYMAN, PHILIP W & JULIA A  15254 E 520 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 15254 E 520 RD <b>Subdivision</b> MOUNTAIN VIEW <b>Lot/Block</b> 0023 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 36 / 21 / 16 / 5 <b>Neighborhood</b> 1071 - R-V01-SE JUSTUS <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\110322(2)\IMG_0016.JPG 11/3/2022</p>														
<b>Legal Description</b> Lat/Long: 36.26289240 -95.55701121																			
MOUNTAIN VIEW LOT 23 BLOCK 1					<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	/	ORLOWSKI, BRENDA & BRENT	03/06/2023	300,000	YES										
					/	MORTGAGE CLEARING CORP	07/06/2022	151,000	YES										
					/	GAINES, ROBERT J &	05/31/2022	0	10										
					2012/659	HUTCHENS, MATTHEW T	03/16/2009	135,000	YES										
					1214/269	KIMBROUGH, DAVID A	02/09/2000	50,000	Yes										
					1050/814	ALLISON, DARRELL A & HELEN-L	12/17/1996	49,000	Yes										
<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>	83.050	<b>Current Tax</b>										
Remove Cap	2024		Land Value	95,468	95,468	11%	10,501	Assessed	27,452	2,279.89									
Year Frozen	0		Improvements	154,102	154,102		16,951	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	1,000	-83.00									
TIF Project ID	0		<b>Total Value</b>	249,570	249,570		27,452	<b>Total Taxable</b>	26,452	2,197.00									
<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	2025-660031841	PERRYMAN, PHILIP W & JULIA A			5	248,528	1000	26,338	2,187.00										
2024	2024-660031841	PERRYMAN, PHILIP W & JULIA A			5	302,831	1000	32,311	2,696.00										
2023	2023-660031841	PERRYMAN, PHILIP W & JULIA A			5	151,000	0	16,610	1,383.00										
2022	2022-660031841	ORLOWSKI, BRENDA & BRENT			5	143,987	0	15,839	1,317.00										
2021	2021-660031841	GAINES, ROBERT J &			5	137,816	0	15,160	1,286.00										
2020	2020-660031841	GAINES, ROBERT J &			5	138,221	0	14,841	1,256.00										
2019	2019-660031841	GAINES, ROBERT J &			5	128,498	0	14,135	1,224.00										
2018	2018-660031841	GAINES, ROBERT J &			5	132,205	0	14,543	1,261.00										
2017	2017-660031841	GAINES, ROBERT J &			5	131,146	0	14,426	1,177.00										
2016	2016-660031841	GAINES, ROBERT J &			5	127,752	0	14,053	1,199.00										
2015	2015-660031841	GAINES, ROBERT J &			5	135,157	0	14,867	1,256.00										
2014	2014-660031841	GAINES, ROBERT J &			5	136,271	0	14,640	1,256.00										
2013	2013-660031841	GAINES, ROBERT J &			5	128,850	0	13,943	1,215.00										




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Lot Data	Square-Foot - NBHD 1071 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 2.2926 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 99,867.00 x .38 = 38,035 <b>Factor Value</b> <b>Adjustments</b> 2.5100 <b>Lot Value</b> 95,468		 <p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\110322(2)\IMG_0016.JPG 11/3/2022</p>

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Frame, Siding, Wood
<b>Base/Total Area</b>	1,803 / 1,803
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	0
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	
<b>Year/Eff Age</b>	1989 / 28

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	99.18	<b>Total Misc Impr</b>	+ 564				
<b>Roofing Adj</b>	+ 4.70	<b>Garage Cost</b>	+ 564				
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	= 226,155				
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 35%)</b>	- 79,154				
<b>Plumbing Adj</b>	+ 8.60	<b>Lump Sums</b>	+ 7,101				
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 154,102				
<b>Adj Base Cost</b>	= 125.12	<b>Lot Value</b>	+ 95,468				
<b>Total Area</b>	x 1,803	<b>Indicated Value</b>	= 249,570				
<b>Adjusted Cost</b>	= 225,591	<b>Value Per SqFt</b>	138.42				

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	168,468	93.44	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	2		
<b>Indicated Value</b>	151,000		Per SqFt

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	154,102		
<b>Lot Value</b>	95,468		
<b>Indicated Value</b>	249,570	138.42	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	249,570	138.42	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	75986	7x3		21	26.86		564
WODO	WOOD DECK - OPEN	75987	10x10		100	27.10	20%	2,168
WODO	WOOD DECK - OPEN	140548	258		258	19.12		4,933



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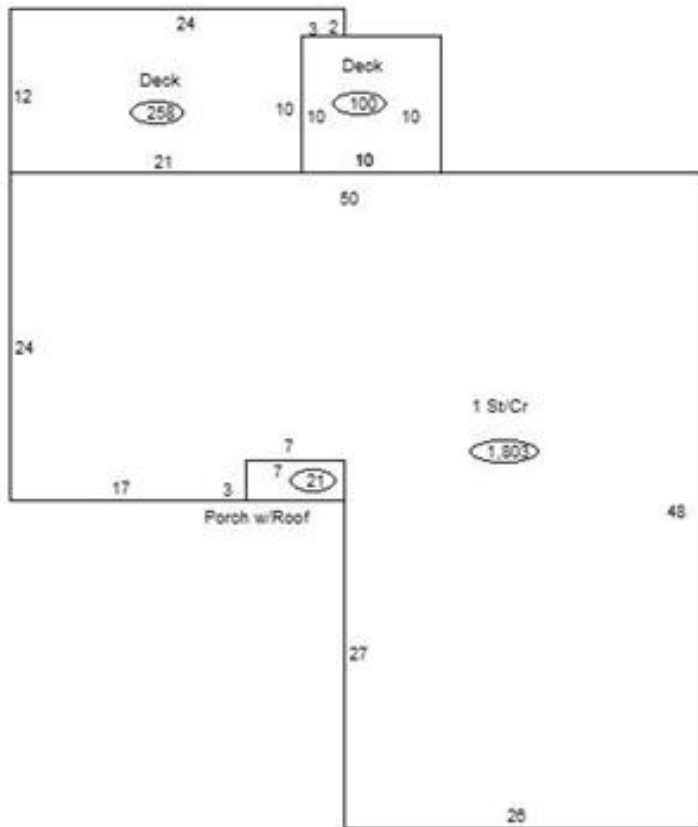
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,803	1.000	1,803
2	M	PRCH		13	SLBC	21	1.000	21
3	M	WODO		13	WODO	100	1.000	100
4	M	WODO		13	WODO	258	1.000	258
<b>Total Building Area</b>						<b>1,803</b>		<b>1,803</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	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 )					
	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 )					