



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:11:45  
Page 1

Assessment Data					Primary Image														
<b>Account</b> 660054347 <b>Parcel ID</b> 000000-00-0-00150-001-0006 <b>Cadastral ID</b> 18-21-15-02785 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 341263 THE MADDUX FAMILY REVOCABLE TRUST  4590 E 490 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 04590 E 490 RD <b>Subdivision</b> CHAPARRAL ESTATES 1 <b>Lot/Block</b> 0006 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 18 / 21 / 15 / 5 <b>Neighborhood</b> 1106 - R-V01,4-SW CLAREMORE <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0510\IMG_0004. 5/10/2022</p>														
<b>Legal Description</b> Lat/Long: 36.30654100 -95.74779961																			
LOT 6 BLOCK 1 CHAPARRAL ESTATES 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>R2014 12 15</td> <td>R16-17X8 REMDEL KITCHEN ENCLOS</td> <td>12/2014</td> <td>11/2015</td> <td>13,500</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2014 12 15	R16-17X8 REMDEL KITCHEN ENCLOS	12/2014	11/2015	13,500
Number	Description	Opened	Closed	Amount															
R2014 12 15	R16-17X8 REMDEL KITCHEN ENCLOS	12/2014	11/2015	13,500															
<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	/	MADDUX, MICHAEL D & BELENDA L	04/11/2023	0	4										
H	Homestead	No	1,000		2400/705	MAXWELL, JOHN F &	05/06/2014	278,000	YES										
					926/374	WYLIE CONSTRUCTION CO	08/06/1993	13,500	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>	97.960	<b>Current Tax</b>										
<b>Remove Cap</b>	2015		<b>Land Value</b>	99,127	74,238	11%	8,166	<b>Assessed</b>	40,672	3,984.23									
<b>Year Frozen</b>	0		<b>Improvements</b>	309,334	295,512		32,506	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-98.00									
<b>TIF Project ID</b>	0		<b>Total Value</b>	408,461	369,750		40,672	<b>Total Taxable</b>	39,672	3,886.00									
<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	2025-660054347	THE MADDUX FAMILY REVOCABLE			3	391,842	1000	38,488	3,770.00										
2024	2024-660054347	THE MADDUX FAMILY REVOCABLE			3	407,982	1000	37,338	3,587.00										
2023	2023-660054347	THE MADDUX FAMILY REVOCABLE			3	346,547	1000	36,221	3,394.00										
2022	2022-660054347	MADDUX, MICHAEL D & BELENDA L			3	348,996	1000	35,137	3,442.00										
2021	2021-660054347	MADDUX, MICHAEL D & BELENDA L			3	318,952	1000	34,085	3,297.00										
2020	2020-660054347	MADDUX, MICHAEL D & BELENDA L			3	317,110	1000	33,308	3,218.00										
2019	2019-660054347	MADDUX, MICHAEL D & BELENDA L			3	302,806	1000	32,309	3,123.00										
2018	2018-660054347	MADDUX, MICHAEL D & BELENDA L			3	310,748	1000	33,182	3,089.00										
2017	2017-660054347	MADDUX, MICHAEL D & BELENDA L			3	308,488	1000	32,934	3,098.00										
2016	2016-660054347	MADDUX, MICHAEL D & BELENDA L			3	301,207	1000	32,133	3,025.00										
2015	2015-660054347	MADDUX, MICHAEL D & BELENDA L			3	284,713	1000	30,318	2,875.00										
2014	2014-660054347	MADDUX, MICHAEL D & BELENDA L			3	314,854	1000	20,880	1,999.00										
2013	2013-660054347	MAXWELL, JOHN F &			3	298,736	1000	20,244	1,896.00										



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 23:11:46  
 Page 2

Lot Data		Square-Foot - NBHD 1106 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	2.4447		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	106,490.00 x .93 = 99,127		
Factor Value			
Adjustments	1.0000		
Lot Value	99,127		



\\tsclient\C\Users\Randy Necessary\Pictures\101\_0510\IMG\_0004. 5/10/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,788 / 2,878
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,788
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	638 Attached Garage - Unfinished
Remodel	KRM -
Year/Eff Age	1994 / 22

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	364,562 126.67 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	290,190
Lot Value	99,127
Indicated Value	389,317 135.27 Per SqFt
Agland Value	
Site Improvements	19,144
Total Value	408,461 141.93 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	90.83	Total Misc Impr	+ 39,033
Roofing Adj	+ 3.42	Garage Cost	+ 24,161
Subfloor Adj	+ -2.19	Total RCN	= 392,149
Heat/Cool Adj	+ 14.47	Depreciation ( 26%)	- 101,959
Plumbing Adj	+ 7.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 290,190
Adj Base Cost	= 114.30	Lot Value	+ 99,127
Total Area	x 2,878	Indicated Value	= 389,317
Adjusted Cost	= 328,955	Value Per SqFt	135.27

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	78237		661	661	27.50		18,178
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	78238		182	182	31.92		5,809
EPSW	ENCLOSED PORCH - SOLID WALL	78240		16x5	80	76.97		6,158
PRCH	SLAB PORCH - COVERED	78242		14x6	84	29.26		2,458



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

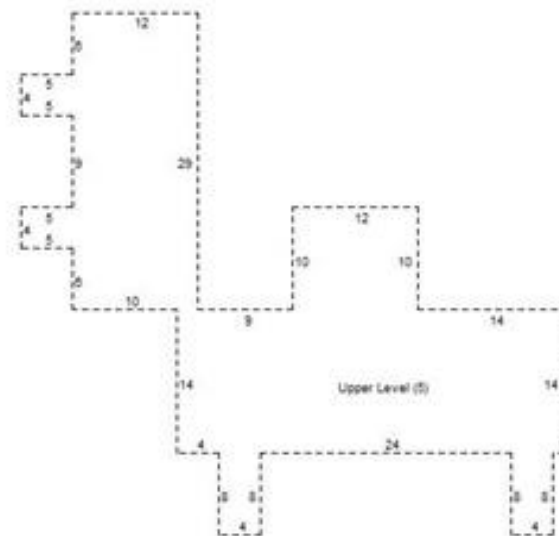
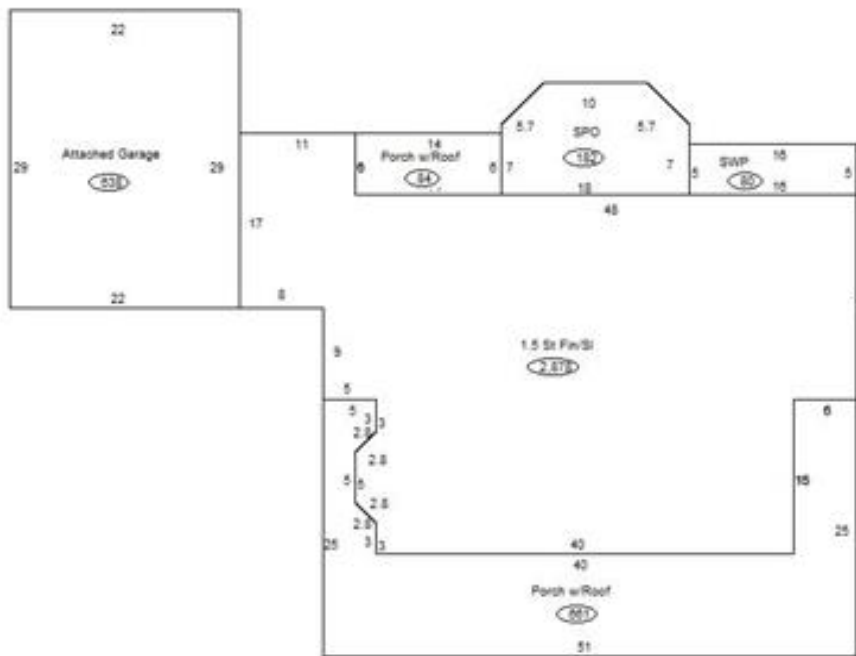
Date 04/16/2026

Time 23:11:46

Page 3

### Sketch Image

660054347



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		13	SLBC	661	1.000	661
2	M	EPKS		13	Screen Porch	182	1.000	182
3	G	1		13	Attached Garage	638	1.000	638
4	M	EPSW		13	EPSW	80	1.000	80
5	R	5	Slab	13	1.5 St Fin/SI	1,788	1.610	2,878
6	M	PRCH		13	SLBC	84	1.000	84
7	U	^UL		13	Upper Level (5)	1,090	1.000	1,090
<b>Total Building Area</b>						<b>1,788</b>		<b>2,878</b>



# Rogers


## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:11:46  
Page 4

660054347

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			720
	Qual 2	Cond 3	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (15% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (31.28 x 720)		22,522	22,522	3,378		19,144