



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 660064003 Parcel ID 21N16E-20-3-00000-000-0000 Cadastral ID 20-21-16-02440 Property Type REAL - Real Property Property Class UA VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 347622 JOHNSTON, WILLIAM PAT & MARGO REVOCABLE TRUST PO BOX 911 CLAREMORE OK 74018-0000 Parcel Location Situs 01610 E FOX RUN DR Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 20 / 21 / 16 / 3 Neighborhood 2116 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\A\TOMMY DUNLAP\New folder (283)\IMG_0053.JPG 10/12/2023</p>																																																	
Legal Description Lat/Long: 36.28273049 -95.62530092																																																						
S 476.5' W 457' SE NE SW					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	/	JOHNSTON, WILLIAM PATRICK &	07/23/2025	0	4																																													
					1022/499	JOHNSTON, WARREN &	04/17/1996	0	No																																													
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>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 610</td> <td>610</td> <td>11%</td> <td>67</td> <td>Assessed</td> <td>36,872</td> <td>3,408.08</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 367,361</td> <td>334,595</td> <td> </td> <td>36,805</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 367,971</td> <td>335,205</td> <td> </td> <td>36,872</td> <td>Total Taxable</td> <td>35,872</td> <td>3,316.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	0	Land Value 610	610	11%	67	Assessed	36,872	3,408.08	Year Frozen	0	Improvements 367,361	334,595		36,805	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00	TIF Project ID	0	Total Value 367,971	335,205		36,872	Total Taxable	35,872	3,316.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660064003	JOHNSTON, WILLIAM PAT & MARGO	17	325,442	1000	34,798	3,216.00																																															
2024	2024-660064003	JOHNSTON, WILLIAM PATRICK &	17	342,201	1000	35,458	3,277.00																																															
2023	2023-660064003	JOHNSTON, WILLIAM PATRICK &	17	321,783	1000	34,396	3,151.00																																															
2022	2022-660064003	JOHNSTON, WILLIAM PATRICK &	17	321,166	1000	33,450	3,096.00																																															
2021	2021-660064003	JOHNSTON, WILLIAM PATRICK &	17	305,585	1000	32,446	2,865.00																																															
2020	2020-660064003	JOHNSTON, WILLIAM PATRICK &	17	302,719	1000	31,472	2,882.00																																															
2019	2019-660064003	JOHNSTON, WILLIAM PATRICK &	17	239,615	1000	25,358	2,349.00																																															
2018	2018-660064003	JOHNSTON, WILLIAM PATRICK &	17	289,062	1000	27,980	2,585.00																																															
2017	2017-660064003	JOHNSTON, WILLIAM PATRICK &	17	286,717	1000	27,137	2,492.00																																															
2016	2016-660064003	JOHNSTON, WILLIAM PATRICK &	17	279,429	1000	26,317	2,470.00																																															
2015	2015-660064003	JOHNSTON, WILLIAM PATRICK &	17	277,117	1000	25,522	2,302.00																																															
2014	2014-660064003	JOHNSTON, WILLIAM PATRICK &	17	282,420	1000	24,749	2,295.00																																															
2013	2013-660064003	JOHNSTON, WILLIAM PATRICK &	17	266,560	1000	24,000	2,196.00																																															



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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	5	
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,784 / 2,753
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,784
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.8 /
Basement Area	
Garage Type	729 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1996 / 23

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	103.41	Total Misc Impr	+	24,813			
Roofing Adj	+ 4.02	Garage Cost	+	33,111			
Subfloor Adj	+ -3.08	Total RCN	=	415,291			
Heat/Cool Adj	+ 16.31	Depreciation (28%)	-	116,281			
Plumbing Adj	+ 9.15	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	299,010			
Adj Base Cost	= 129.81	Lot Value	+				
Total Area	x 2,753	Indicated Value	=	299,010			
Adjusted Cost	= 357,367	Value Per SqFt		108.61			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	299,010		
Lot Value			
Indicated Value	299,010	108.61	Per SqFt
Agland Value	610		
Site Improvements	68,351		
Total Value	367,971	133.66	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	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	81274		241	241	32.12		7,741
PRCH	SLAB PORCH - COVERED	81275		28x11	308	31.91		9,828



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	60x40x0			2,400
	Qual 4	Cond 4	Year 2019	Eff Age	4	
	Valuation Summary Base Cost (30.10 x 2,400) 72,240		Modifier Total	RCN 72,240	Depr (7% Phys/ % Func) 5,057	RCNLD 67,183
	LT	LEAN-TO	10x40x0			400
	Qual 3	Cond 3	Year 2019	Eff Age		
	Valuation Summary Base Cost (2.92 x 400) 1,168		Modifier Total	RCN 1,168	Depr (0% Phys/ % Func)	RCNLD 1,168



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	TMBR	51			2.090	92	92	192	192
TMBR Totals						2.090			192	192
BC	BATES-COLLINSVILLE COMPLE	IMP PST	51			2.840	143	143	406	406
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			.070	168	168	12	12
IMP PST Totals						2.910			418	418
Total Agland						5.000			610	610