



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 16:47:24
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Assessment Data					Primary Image									
Account	660074745				No Image On File									
Parcel ID	000000-00-0-00011-001-0019													
Cadastral ID	21-22-15-02090													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	10 - OOLOGAH RURAL/NW FIRE													
Name ID	285725													
BABIN, KELLY & DEBI														
16245 AVIAN AVE CLAREMORE OK 74017-0000														
Parcel Location														
Situs	16215 S AVIAN AVE													
Subdivision	AVIAN COUNTRY EST II													
Lot/Block	0019 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	21 / 22 / 15 / 5													
Neighborhood	1003 - R-V04-NW-OOLOGAH													
School District	S004 - OOLOGAH SCHOOLS													
Legal Description Lat/Long: 36.37712974 -95.70611826														
Building Permits														
LOT 19 AVIAN COUNTRY EST II														
<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					
					1978/211	JOHNSON, CHRIS	09/09/2008	5,000	YES					
					1593/632	BEGLEY, JEFFREY SELLMEYER	06/02/2004	5,000	YES					
					1254/840	DEROSE ENTERPRISE	10/31/2000	0	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax						
Remove Cap	2009	Land Value	28,596	24,428	11%	2,687	Assessed	2,687	290.68					
Year Frozen	0	Improvements	0	0	0	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	28,596	24,428	2,687	Total Taxable	2,687	291.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660074745	BABIN, KELLY & DEBI			10	28,596	0	2,559	277.00					
2024	2024-660074745	BABIN, KELLY & DEBI			10	28,596	0	2,437	255.00					
2023	2023-660074745	BABIN, KELLY & DEBI			10	45,000	0	2,321	242.00					
2022	2022-660074745	BABIN, KELLY & DEBI			10	30,000	0	2,211	229.00					
2021	2021-660074745	BABIN, KELLY & DEBI			10	30,000	0	2,106	220.00					
2020	2020-660074745	BABIN, KELLY & DEBI			10	30,000	0	2,005	212.00					
2019	2019-660074745	BABIN, KELLY & DEBI			10	25,000	0	1,910	198.00					
2018	2018-660074745	BABIN, KELLY & DEBI			10	25,000	0	1,819	196.00					
2017	2017-660074745	BABIN, KELLY & DEBI			10	25,000	0	1,733	197.00					
2016	2016-660074745	BABIN, KELLY & DEBI			10	15,000	0	1,650	171.00					
2015	2015-660074745	BABIN, KELLY & DEBI			10	15,000	0	1,650	161.00					
2014	2014-660074745	BABIN, KELLY & DEBI			10	15,000	0	1,650	161.00					
2013	2013-660074745	BABIN, KELLY & DEBI			10	15,000	0	1,650	156.00					



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Lot Data		Square-Foot - NBHD 1003 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	1.4864							
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	64,749.00 x .44 = 28,596							
Factor Value								
Adjustments	1.0000							
Lot Value	28,596							
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/							
Style								
HVAC								
Roof Cover								
Area on Slab								
Fixture/RghIn	/							
Bed/F/H Bath	/ /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	/							
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	28,596				
Total Area	x	Indicated Value	=	28,596				
Adjusted Cost	= 0	Value Per SqFt		0.00				
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	1	2022 Residential						
Comparables								
Indicated Value								
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements								
Lot Value	28,596							
Indicated Value	28,596	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	28,596	0.00	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value