



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 23:38:23
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Assessment Data					Primary Image														
Account 660077930 Parcel ID 22N16E-31-2-00000-000-0000 Cadastral ID 31-22-16-01420 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 258739 BICKEL, SCOTT RODNEY P O BOX 1554 CLAREMORE OK 74018-0000 Parcel Location Situs 18053 S OLD HWY 88 Subdivision Lot/Block / Parcel Size 2 - Acres Sec/Twn/Rng 31 / 22 / 16 / 2 Neighborhood 2116 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\New folder (5)\IMG_0006 11/28/2022</p>														
Legal Description Lat/Long: 36.34984259 -95.64571334																			
TR BEG 480'EAST OF NW/C; TH S90-00-00E 435.60'; TH S 90-00 -00E 690.21'; TH S 0-01-10E 200';TO POB; TH S0-01-10E 303' TH N 90-00 00W 287.52'; TH N 0-01-10W 303'; TH S 90-00-00E 287.52' TO POB					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	No	1,000		/	HAMILTON, AARON R	08/06/2024	0	4										
					/	BICKEL, SCOTT	12/07/2020	0	4										
					1284/612	HAMILTON, JAMES L	04/25/2001	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	2002		Land Value 445	445	11%	49	Assessed	21,350	2,309.68										
Year Frozen	0		Improvements 220,743	193,644		21,301	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 221,188	194,089		21,350	Total Taxable	21,350	2,310.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660077930	BICKEL, SCOTT RODNEY			10	210,000	0	20,728	2,242.00										
2024	2024-660077930	BICKEL, SCOTT R			10	222,003	1000	19,124	2,017.00										
2023	2023-660077930	HAMILTON, AARON R			10	186,178	1000	18,538	1,942.00										
2022	2022-660077930	HAMILTON, AARON R			10	190,859	1000	17,969	1,874.00										
2021	2021-660077930	HAMILTON, AARON R			10	168,696	1000	17,417	1,830.00										
2020	2020-660077930	BICKEL, SCOTT			10	165,558	1000	16,880	1,799.00										
2019	2019-660077930	BICKEL, SCOTT			10	157,815	1000	16,360	1,712.00										
2018	2018-660077930	BICKEL, SCOTT			10	162,810	1000	16,909	1,830.00										
2017	2017-660077930	BICKEL, SCOTT			10	161,250	1000	16,570	1,897.00										
2016	2016-660077930	BICKEL, SCOTT			10	156,468	1000	16,058	1,677.00										
2015	2015-660077930	BICKEL, SCOTT			10	150,893	1000	15,561	1,537.00										
2014	2014-660077930	BICKEL, SCOTT			10	152,304	1000	15,079	1,487.00										
2013	2013-660077930	BICKEL, SCOTT			10	141,915	1000	14,611	1,394.00										



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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,642 / 1,642
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,642
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	875 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2001 / 17

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	111.94	Total Misc Impr	+ 18,119	Roofing Adj	+ 4.89	Garage Cost	+ 26,066
Subfloor Adj	+ -2.31	Total RCN	= 272,522	Heat/Cool Adj	+ 12.64	Depreciation (19%)	- 51,779
Plumbing Adj	+ 11.90	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 220,743
Adj Base Cost	= 139.06	Lot Value	+ 220,743	Total Area	x 1,642	Indicated Value	= 220,743
		Value Per SqFt	134.44	Adjusted Cost	= 228,337		

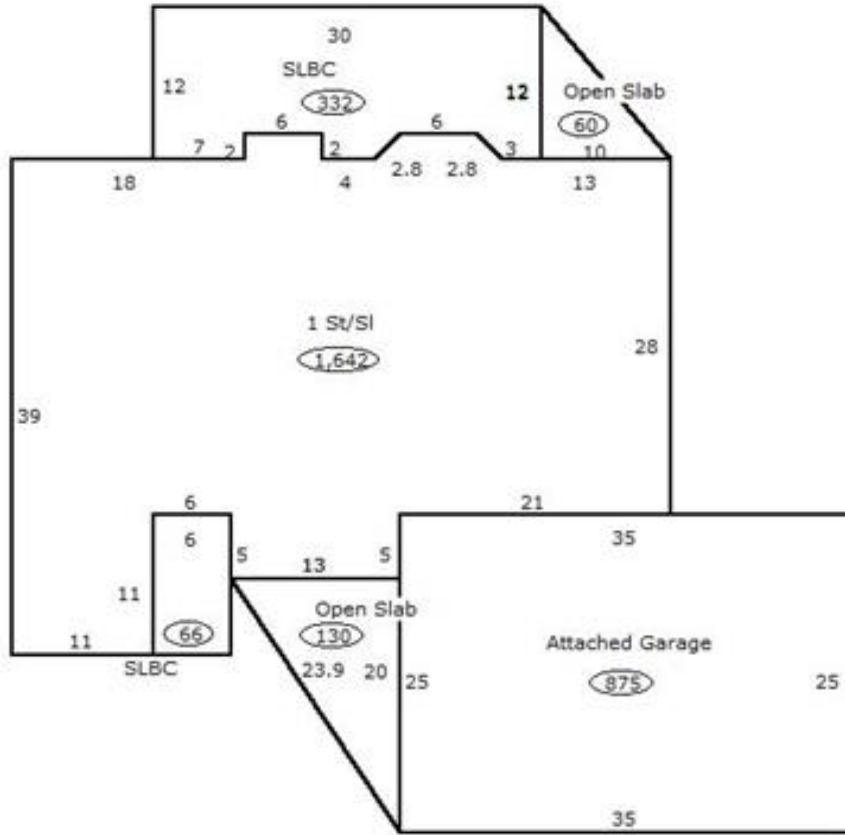
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	220,743		
Lot Value			
Indicated Value	220,743	134.44	Per SqFt
Agland Value	445		
Site Improvements			
Total Value	221,188	134.71	Total Value Per SqFt

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	93501	332		332	25.89		8,595
PRCH	SLAB PORCH - COVERED	93502	11x6		66	26.72		1,764
PATO	SLAB PORCH - OPEN	93503	130		130	11.20		1,456
PATO	SLAB PORCH - OPEN	93504	60		60	11.48		689



Sketch Image

660077930



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,642	1.000	1,642
2	G	1		13	Attached Garage	875	1.000	875
3	M	PRCH		13	SLBC	332	1.000	332
4	M	PRCH		13	SLBC	66	1.000	66
5	M	PATO		13	Open Slab	130	1.000	130
6	M	PATO		13	Open Slab	60	1.000	60
Total Building Area						1,642		1,642



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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
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80			1.370	224	224	307	307
SUB	SUMMIT SILTY CLAY LOAM 1-	IMP PST	78			.630	218	218	138	138
IMP PST Totals						2.000			445	445
Total Agland						2.000			445	445