



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 12:33:18  
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Assessment Data					Primary Image									
Account	660079331				No Image On File									
Parcel ID	000000-00-0-00268-001-0003													
Cadastral ID	04-22-16-00230													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 1												
Tax Area	11 - SEQUOYAH/NW FIRE													
Name ID	340633													
FLORES, JUAN OCELOTL & OFELIA TECALERO OCELOTL														
12065 E DUCK POND CIR CLAREMORE OK 74019-0000														
<b>Parcel Location</b>														
Situs	12065 E DUCK POND CIR													
Subdivision	DUCK POND													
Lot/Block	0003 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	4 / 22 / 16 / 5													
Neighborhood	1158 - R-V04-NW SEQUOYAH													
School District	S006 - SEQUOYAH SCHOOLS													
<b>Legal Description</b> Lat/Long: 36.41312805 -95.61217229														
<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>R24 158</td> <td>NEW MANUFACTURED HOME 30X52 1</td> <td>05/2024</td> <td>07/2024</td> <td>114,995</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R24 158	NEW MANUFACTURED HOME 30X52 1	05/2024	07/2024	114,995
Number	Description	Opened	Closed	Amount										
R24 158	NEW MANUFACTURED HOME 30X52 1	05/2024	07/2024	114,995										
<b>Exemptions</b>														
<b>Sale History</b>														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	FAWCETT, JEAN ANN	01/17/2023	20,000	YES					
					/	FAWCETT, MICHAEL L & JEAN A	01/30/2019	0	WB					
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax						
Remove Cap	2024	Land Value	20,000	20,000	11%	2,200	Assessed	2,200	225.13					
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	20,000	20,000	2,200	Total Taxable	2,200	225.00						
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660079331	FLORES, JUAN OCELOTL &			11	20,000	0	2,200	225.00					
2024	2024-660079331	FLORES, JUAN OCELOTL &			11	20,000	0	2,200	226.00					
2023	2023-660079331	FLORES, JUAN OCELOTL &			11	2,776	0	305	32.00					
2022	2022-660079331	FAWCETT, JEAN ANN			11	2,776	0	305	32.00					
2021	2021-660079331	FAWCETT, JEAN ANN			11	2,776	0	305	31.00					
2020	2020-660079331	FAWCETT, JEAN ANN			11	2,776	0	305	32.00					
2019	2019-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	31.00					
2018	2018-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	32.00					
2017	2017-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	31.00					
2016	2016-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	31.00					
2015	2015-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	32.00					
2014	2014-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	32.00					
2013	2013-660079331	FAWCETT, MICHAEL L & JEAN A			11	2,776	0	305	32.00					



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Lot Data		Square-Foot - NBHD 1158 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	1.0951							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	47,704.00 x .57 = 27,379							
Factor Value								
Adjustments	0.7305							
Lot Value	20,000							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
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	+	20,000				
Total Area	x	Indicated Value	=	20,000				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Value Reconciliation</b>								
Selected Approach Cost Approach								
Improvements								
Lot Value	20,000							
Indicated Value	20,000	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	20,000	0.00	Total Value Per SqFt					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value