



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 660085448 Parcel ID 000000-00-0-00199-002-0005 Cadastral ID 32-22-15-03240 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 28 - COLLINSVILLE/LIME FIRE Name ID 321395 ARNETT, ERIC M & HOLLY R 5223 E HICKORY HOLLOW DR CLAREMORE OK 74019-0000 Parcel Location Situs 05223 E HICKORY HOLLOW DR Subdivision HICKORY HOLLOW AT TRAILS END RANCH Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 32 / 22 / 15 / 5 Neighborhood 1132 - R-V04-NW COLLINSVILLE School District S026 - COLLINSVILLE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (25)\IMG_0018.JPG 7/26/2022</p>														
Legal Description Lat/Long: 36.33863005 -95.73650421																			
LOT 5 BLOCK 2 HICKORY HOLLOW AT TRAILS END RANCH					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>R2016 06 24</td> <td>R18-NEW 2803 SQ FT SFR</td> <td>06/2016</td> <td>03/2017</td> <td>210,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2016 06 24	R18-NEW 2803 SQ FT SFR	06/2016	03/2017	210,000
Number	Description	Opened	Closed	Amount															
R2016 06 24	R18-NEW 2803 SQ FT SFR	06/2016	03/2017	210,000															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	2633/319	EXECUTIVE HOMES LLC	05/10/2017	342,000	YES										
					2507/559	MUDDY BOTTOM RANCH LLC	10/23/2015	110,000	15										
					2213/408	BRETT LIVING TRUST	10/31/2011	0	4										
					2200/42	BANK OF THE LAKES NA	10/03/2011	510,000	11										
					2141/663	LOMAX RANCH LLC	11/12/2010	0	10										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	112.698	Current Tax										
Remove Cap	2018	Land Value	40,974	38,767	11%	4,264	Assessed	45,555	5,133.96										
Year Frozen	0	Improvements	404,370	375,370		41,291	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-102.00										
TIF Project ID	0	Total Value	445,344	414,137		45,555	Total Taxable	44,555	5,032.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660085448	ARNETT, ERIC M & HOLLY R			28	433,465	1000	43,228	4,882.00										
2024	2024-660085448	ARNETT, ERIC M & HOLLY R			28	466,300	1000	41,941	4,816.00										
2023	2023-660085448	ARNETT, ERIC M & HOLLY R			28	383,524	1000	40,690	4,597.00										
2022	2022-660085448	ARNETT, ERIC M & HOLLY R			28	387,179	1000	39,475	4,434.00										
2021	2021-660085448	ARNETT, ERIC M & HOLLY R			28	363,421	1000	38,296	4,360.00										
2020	2020-660085448	ARNETT, ERIC M & HOLLY R			28	352,259	1000	37,152	4,240.00										
2019	2019-660085448	ARNETT, ERIC M & HOLLY R			28	336,734	1000	36,041	4,073.00										
2018	2018-660085448	ARNETT, ERIC M & HOLLY R			28	342,449	1000	36,669	4,184.00										
2017	2017-660085448	ARNETT, ERIC M & HOLLY R			28	20,000	0	2,200	246.00										
2016	2016-660085448	EXECUTIVE HOMES LLC			28	20,000	0	2,200	241.00										
2015	2015-660085448	MUDDY BOTTOM RANCH LLC			28	20,000	0	2,200	243.00										
2014	2014-660085448	MUDDY BOTTOM RANCH LLC			28	20,000	0	2,200	237.00										
2013	2013-660085448	MUDDY BOTTOM RANCH LLC			28	20,000	0	2,200	236.00										



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Lot Data	Square-Foot - NBHD 1132 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.7525	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	32,779.00 x 1.25 = 40,974	\\tsclient\T\TOMMY DUNLAP\New folder (25)\IMG_0018.JPG 7/26/2022
Factor Value		
Adjustments	1.0000	
Lot Value	40,974	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,805 / 2,805
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,805
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	704 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7

Cost Approach		Manual : 01/2025	
Base Cost	110.35	Total Misc Impr	+ 18,489
Roofing Adj	+ 5.71	Garage Cost	+ 32,088
Subfloor Adj	+ -4.37	Total RCN	= 434,806
Heat/Cool Adj	+ 16.31	Depreciation (7%)	- 30,436
Plumbing Adj	+ 8.98	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 404,370
Adj Base Cost	= 136.98	Lot Value	+ 40,974
Total Area	x 2,805	Indicated Value	= 445,344
Adjusted Cost	= 384,229	Value Per SqFt	158.77

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	413,679	147.48	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	7		
Indicated Value	429,890		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	404,370		
Lot Value	40,974		
Indicated Value	445,344	158.77	Per SqFt
Agland Value			
Site Improvements			
Total Value	445,344	158.77	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	133974		8x7	56	33.02		1,849
PRCH	SLAB PORCH - COVERED	133975		21x14	294	31.96		9,396



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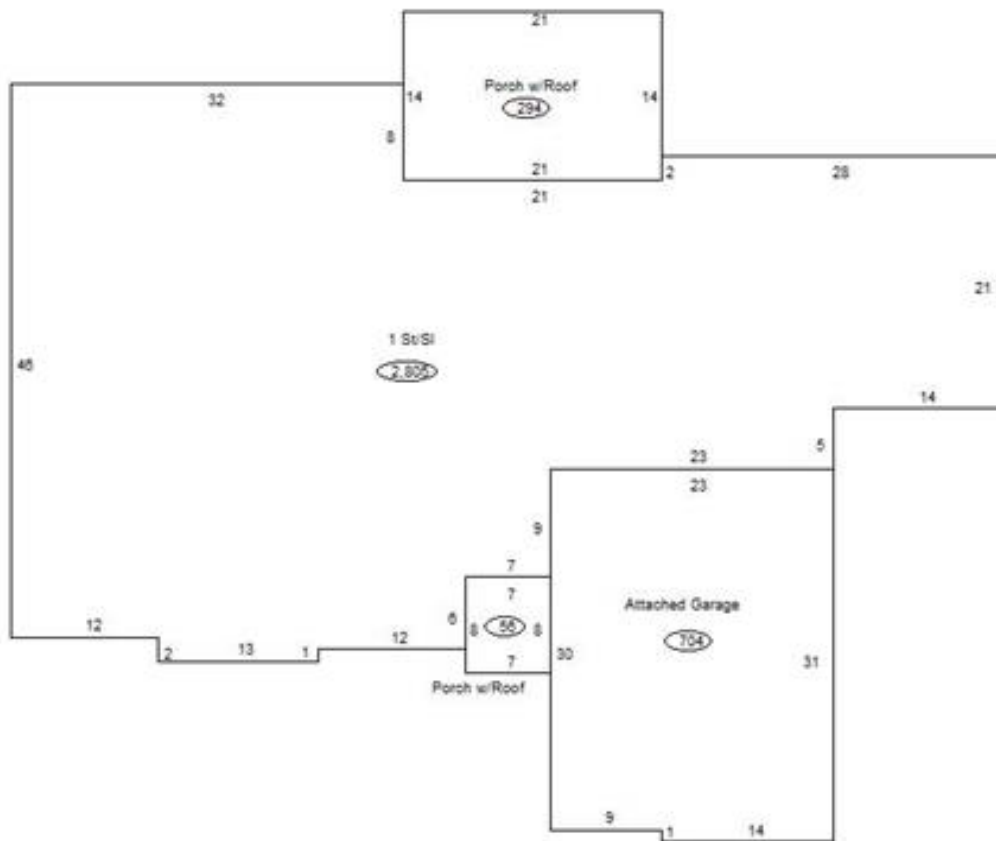
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Sketch Image

660085448



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,805	1.000	2,805
2	G	1		13	Attached Garage	704	1.000	704
3	M	PRCH		13	SLBC	56	1.000	56
4	M	PRCH		13	SLBC	294	1.000	294
Total Building Area						2,805		2,805