



# 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	660087801				No Image On File				
Parcel ID	22N16E-33-4-00000-000-0000								
Cadastral ID	33-22-16-00230								
Property Type	REAL - Real Property								
Property Class	INDA	VI Area 1							
Tax Area	26 - CLAREMORE OT/SEQUOYAH/NW								
Name ID	281796								
CLAREMORE INDUSTRIAL &									
ECONOMIC DEV AUTH									
1503 N LYNN RIGGS #D									
CLAREMORE OK 74017-0000									
Parcel Location									
Situs	03400 JOHN CARLE BLVD								
Subdivision									
Lot/Block	/	Parcel Size	39.54 - Acres						
Sec/Twn/Rng	33 / 22 / 16 / 4								
Neighborhood	90000 - COMMERCIAL								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description					Building Permits				
Lat/Long: 36.34068008 -95.60278964					Number	Description	Opened	Closed	Amount
COMM AT SW/C SE/4; TH S89-59-06E 452.8' TO POB; TH N00-05-08W 2641.57'; TH S89-55-16E 867.72'; TH S00-05-10E 1987.35'; TH S37-55 33W311.49'; N00-05-10W 181.94'; TH N89-59-06W 478.85'; TH S00-05 10E589.44'; TH N89-59-06W 197.08' TO POB. LESS THAT PART THEREOF CONTAINED IN THE 12.72 AC & .43 AC DESC FILED ON					CBLD-26-1	NEW 30X40 AXH BUSINESS OFFICE	02/2026		
					R7	SPLIT- CHECK FOR IMPROV.	03/2006		
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					1739/495	FLEEGER, JOHN B	12/28/2005	325,000	11
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax
Remove Cap	2006	Land Value	7,639	0	11%	0	Assessed	0	0.00
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	7,639	0		0	Total Taxable	0	0.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2024	2024-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2023	2023-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2022	2022-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2021	2021-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2020	2020-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2019	2019-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2018	2018-660087801	CLAREMORE INDUSTRIAL &			26	7,631	0		.00
2017	2017-660087801	CLAREMORE INDUSTRIAL &			26	7,639	0		.00
2016	2016-660087801	CLAREMORE INDUSTRIAL &			11	7,639	0		.00
2015	2015-660087801	CLAREMORE INDUSTRIAL &			11	8,462	0		.00
2014	2014-660087801	CLAREMORE INDUSTRIAL &			11	8,453	0		.00
2013	2013-660087801	CLAREMORE INDUSTRIAL &			11	8,453	0		.00



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Lot Data		Units-Buildable - (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities								
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
<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	1 Res			
Year/Eff Age	/			Adjustment Model	A2 AO Test			
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Comparables				
Base Cost	0.00	Total Misc Impr	+ 0	Indicated Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	<b>Value Reconciliation</b>				
Subfloor Adj	+ 0.00	Total RCN	= 0	Selected Approach	Cost Approach			
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0	Improvements				
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Lot Value				
Basement Adj	+ 0.00	RCNLD	= 0	Indicated Value	0.00 Per SqFt			
Adj Base Cost	= 0.00	Lot Value	+ 0	Agland Value	7,639			
Total Area	x	Indicated Value	= 0	Site Improvements				
Adjusted Cost	= 0	Value Per SqFt	0.00	Total Value	7,639 0.00 Total Value Per SqFt			
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Agland Inventory

660087801

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DNC	DENNIS SILT LOAM 3-5% SLO	IMP PST	69			39.540	193	193	7,639	7,639
<b>IMP PST Totals</b>						39.540			7,639	7,639
<b>Total Agland</b>						39.540			7,639	7,639