



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 08:54:13  
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Assessment Data					Primary Image				
Account	660097103				No Image On File				
Parcel ID	21N15E-12-3-00000-000-0002								
Cadastral ID	12-21-15-00420								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	4						
Tax Area	8 - CLAREMORE/ NW FIRE								
Name ID	321064								
AVEY, SEBE									
20558 S 4120 RD CLAREMORE OK 74019-0000									
<b>Parcel Location</b>									
<b>Situs</b>									
<b>Subdivision</b>									
Lot/Block	/	Parcel Size	.51 - Acres						
Sec/Twn/Rng	12 / 21 / 15 / 3								
Neighborhood	6080 - UNPLATTED								
School District	S001 - CLAREMORE SCHOOLS								
<b>Legal Description</b> Lat/Long: 36.31267339 -95.66856176									
COMM SW/C N2 SW; N01-15-04W ALG W/L THEREOF 365.72' TO POB; N11-08-07E ALG C/L CO RD 80.72'; N21-18-48E ALG C/L CO RD 75.97'; N17-38-52E ALG C/L111.09'; N00-20-28E ALG C.L66.47'; N21-37-02W ALG C/L 46.80'; N36-21-00W ALG C/L 92.37'; N16-36-36W ALG C/L 56 24' TO PT ON W/L N2 SWL S01-15-04E 494.24' TO POB.					<b>Building Permits</b>				
					Number	Description	Opened	Closed	Amount
<b>Exemptions</b>					<b>Sale History</b>				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					2623/19	KELLEHAN, TERRY L & MARGARET A	03/23/2017	0	9
					2425/202	T & T PROPERTIES LLC	09/11/1914	0	9
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax	
Remove Cap	2018	Land Value	24,531	14,349	11%	1,578	Assessed	1,578	167.96
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	24,531	14,349	1,578	Total Taxable	1,578	168.00	
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660097103	AVEY, SEBE	8	24,531	0	1,503	160.00		
2024	2024-660097103	AVEY, SEBE	8	24,531	0	1,432	152.00		
2023	2023-660097103	AVEY, SEBE	8	29,400	0	1,364	144.00		
2022	2022-660097103	AVEY, SEBE	8	15,300	0	1,299	138.00		
2021	2021-660097103	AVEY, SEBE	8	15,300	0	1,237	126.00		
2020	2020-660097103	AVEY, SEBE	8	12,750	0	1,178	125.00		
2019	2019-660097103	AVEY, SEBE	8	10,200	0	1,122	120.00		
2018	2018-660097103	AVEY, SEBE	8	10,200	0	1,122	120.00		
2017	2017-660097103	AVEY, SEBE	8	10,200	0	1,122	118.00		
2016	2016-660097103	KELLEHAN, TERRY L & MARGARET A	8	10,200	0	1,122	121.00		
2015	2015-660097103	KELLEHAN, TERRY L & MARGARET A	8	10,200	0	1,122	115.00		
2014	2014-660097103	KELLEHAN, TERRY L & MARGARET A	8	96	0	11	1.00		



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Lot Data		Square-Foot - NBHD 6080 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0.4897							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	21,331.00 x 1.15 = 24,531							
Factor Value								
Adjustments	1.0000							
Lot Value	24,531							
<b>Residential Data</b>								
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	/							
<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	+	24,531				
Total Area	x	Indicated Value	=	24,531				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>GRM Approach</b>								
GRM Code								
Gross Rent		0.00						
Indicated Value								
<b>Multiple Regression</b>								
MRA Code								
Adusted R								
Indicated Value								
<b>Direct Comparables</b>								
Selection Model		1 Res						
Adjustment Model		A2 AO Test						
Comparables								
Indicated Value								
<b>Value Reconciliation</b>								
Selected Approach		Cost Approach						
<b>Improvements</b>								
Lot Value		24,531						
Indicated Value		24,531 0.00 Per SqFt						
Agland Value								
Site Improvements								
Total Value		24,531 0.00 Total Value Per SqFt						
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value