



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:08:16
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Assessment Data				Primary Image						
Account	660098473									
Parcel ID	21N16E-08-2-00379-001-0007									
Cadastral ID	08-21-16-13070									
Property Type	REAL - Real Property									
Property Class	URP	VI Area	1							
Tax Area	17 - CLAREMORE OT									
Name ID	313714									
HIGHFILL LAND LLC										
PO BOX 464 CLAREMORE OK 74018-0464										
Parcel Location										
Situs	00203 N WORTMAN AVE									
Subdivision	HIGHFILL RENTALS									
Lot/Block	0007 / 0001	Parcel Size	1 - Lots							
Sec/Twn/Rng	8 / 21 / 16 / 5									
Neighborhood	1180 - R-V01-SW CLAREMORE									
School District	S001 - CLAREMORE SCHOOLS									
Legal Description Lat/Long: 36.31828698 -95.62555875				Building Permits						
LOT 7 BLOCK 1 HIGHFILL RENTALS				Number	Description	Opened	Closed	Amount		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap		Land Value	28,581	23,324	11%	2,566	Assessed	30,562	2,824.85	
Year Frozen		Improvements	307,084	254,510		27,996	Penalty	0		
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value	335,665	277,834		30,562	Total Taxable	30,562	2,825.00	
Assessment History										
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax			
2025	2025-660098473	HIGHFILL LAND LLC	17	319,828	0	29,106	2,690.00			
2024	2024-660098473	HIGHFILL LAND LLC	17	329,147	0	27,720	2,562.00			
2023	2023-660098473	HIGHFILL LAND LLC	17	290,244	0	26,400	2,418.00			
2022	2022-660098473	HIGHFILL LAND LLC	17	239,177	0	25,143	2,327.00			
2021	2021-660098473	HIGHFILL LAND LLC	17	217,692	0	23,946	2,114.00			
2020	2020-660098473	HIGHFILL LAND LLC	17	213,919	0	23,316	2,135.00			
2019	2019-660098473	HIGHFILL LAND LLC	17	201,870	0	22,206	2,057.00			
2018	2018-660098473	HIGHFILL LAND LLC	17	205,786	0	22,636	2,092.00			
2017	2017-660098473	HIGHFILL LAND LLC	17	203,967	0	22,436	2,061.00			
2016	2016-660098473	HIGHFILL LAND LLC	17	194,849	0	21,433	2,012.00			



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Lot Data		Square-Foot - NBHD 1180 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1581		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	6,887.00 x 4.15 =	28,581	
Factor Value			
Adjustments	1.0000		
Lot Value	28,581		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-18\IMG_003! 5/18/2023

Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,118 / 2,118
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,118
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	534 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 /

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	275,004	129.84	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	111.95	Total Misc Impr	+ 4,796
Roofing Adj	+ 3.97	Garage Cost	+ 21,018
Subfloor Adj	+ -1.59	Total RCN	= 307,084
Heat/Cool Adj	+ 11.69	Depreciation (0%)	- 0
Plumbing Adj	+ 6.78	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 307,084
Adj Base Cost	= 132.80	Lot Value	+ 28,581
Total Area	x 2,118	Indicated Value	= 335,665
Adjusted Cost	= 281,270	Value Per SqFt	158.48

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	307,084		
Lot Value	28,581		
Indicated Value	335,665	158.48	Per SqFt
Agland Value			
Site Improvements			
Total Value	335,665	158.48	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	125373	12x4		48	26.18		1,257
PRCH	SLAB PORCH - COVERED	125374	12x4		48	26.18		1,257
PRCH	SLAB PORCH - COVERED	125375	4x3		12	26.18		314
PRCH	SLAB PORCH - COVERED	125376	4x3		12	26.18		314
PATO	SLAB PORCH - OPEN	144236	12x6		72	11.48		827
PATO	SLAB PORCH - OPEN	144237	12x6		72	11.48		827



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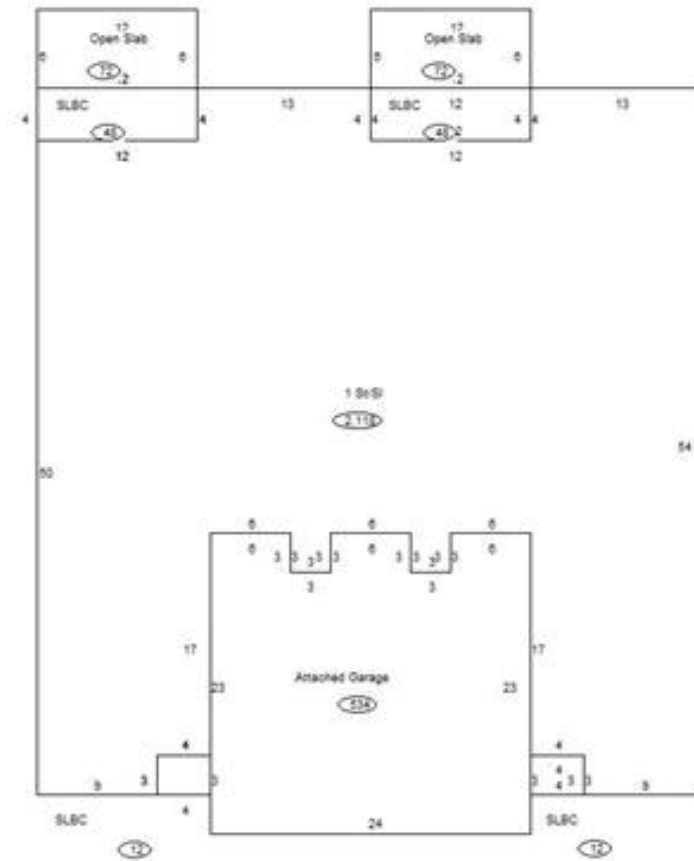
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Sketch Image

660098473



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,118	1.000	2,118
2	G	1		10	Attached Garage	534	1.000	534
3	M	PRCH		10	SLBC	48	1.000	48
4	M	PRCH		10	SLBC	48	1.000	48
5	M	PRCH		10	SLBC	12	1.000	12
6	M	PRCH		10	SLBC	12	1.000	12
7	M	PATO		10	Open Slab	72	1.000	72
8	M	PATO		10	Open Slab	72	1.000	72
Total Building Area						2,118		2,118