



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:30:53
 Page 1

Assessment Data					Primary Image														
Account 660100321 Parcel ID 23N16E-14-1-00000-000-0001 Cadastral ID 14-23-16-00810 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 71 - CHELSEA RURAL/FOYIL FIRE Name ID 342472 HANSEN, ROBERT ALAN & JENNIFER 14902 E 370 RD CLAREMORE OK 74017-0000 Parcel Location Situs 14902 E 370 RD Subdivision Lot/Block / Parcel Size 40 - Acres Sec/Twn/Rng 14 / 23 / 16 / 1 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\IMG_0070 (8).JPG 1/14/2021</p>														
Legal Description Lat/Long: 36.47961596 -95.56349326																			
NE NE					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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	No	1,000		/	ROACH, ROGER & CONNIE	08/29/2023	665,000	21										
					2624/896	ROACH, ROGER & CONNIE	04/07/2017	0	4										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax										
Remove Cap	2024		Land Value	4,519	4,519	11%	Assessed	34,181	3,272.49										
Year Frozen			Improvements	309,824	306,211		Penalty	0											
Uncapped Value	0		Mobile Home	0	0		Exemption	0	0.00										
TIF Project ID	0		Total Value	314,343	310,730		Total Taxable	34,181	3,272.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660100321	HANSEN, ROBERT ALAN &			71	314,873	0	33,185	3,177.00										
2024	2024-660100321	HANSEN, ROBERT ALAN &			71	292,894	0	32,218	3,144.00										
2023	2023-660100321	HANSEN, ROBERT ALAN &			71	241,945	1000	22,753	2,257.00										
2022	2022-660100321	ROACH, ROGER & CONNIE			71	243,805	1000	22,062	2,201.00										
2021	2021-660100321	ROACH, ROGER & CONNIE			71	203,545	1000	21,390	2,150.00										
2020	2020-660100321	ROACH, ROGER & CONNIE			71	180,705	1000	18,878	1,919.00										
2019	2019-660100321	ROACH, ROGER & CONNIE			71	175,637	1000	18,320	1,893.00										
2018	2018-660100321	ROACH, ROGER & CONNIE			71	178,742	1000	18,662	1,910.00										
2017	2017-660100321	ROACH, ROGER & CONNIE			71	3,109	0	342	35.00										



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:30:54
 Page 2

Lot Data	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	2,172 / 2,172
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,172
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	416 Attached Garage - Finished
Remodel	
Year/Eff Age	2017 / 7

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach Manual : 01/2025

Base Cost	102.12	Total Misc Impr	+	3,503
Roofing Adj	+ 5.16	Garage Cost	+	21,411
Subfloor Adj	+ -3.33	Total RCN	=	298,912
Heat/Cool Adj	+ 14.18	Depreciation (7%)	-	20,924
Plumbing Adj	+ 8.02	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	277,988
Adj Base Cost	= 126.15	Lot Value	+	
Total Area	x 2,172	Indicated Value	=	277,988
Adjusted Cost	= 273,998	Value Per SqFt		127.99

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	277,988		
Lot Value			
Indicated Value	277,988	127.99	Per SqFt
Agland Value	4,519		
Site Improvements	31,836		
Total Value	314,343	144.73	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134428	5x4		20	28.88		578
PATO	SLAB PORCH - OPEN	134429	33x9		297	9.85		2,925



Rogers

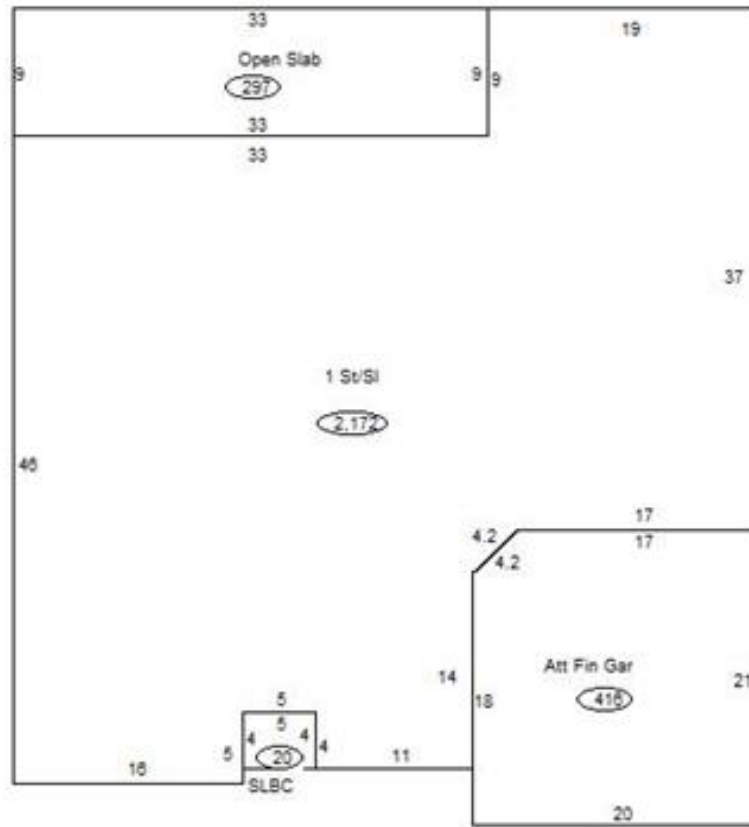
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:30:54
 Page 3

Sketch Image

660100321



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,172	1.000	2,172
2	G	5		13	Att Fin Gar	416	1.000	416
3	M	PRCH		13	SLBC	20	1.000	20
4	M	PATO		13	Open Slab	297	1.000	297
Total Building Area						2,172		2,172



Rogers




Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:30:54
 Page 4

660100321

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	30x40x10	Concrete	Formed Metal	1,200
	Qual 3	Cond 3	Year 2018	Eff Age 6		
	Valuation Summary		Modifier Total	RCN	Depr (11% Phys/ % Func)	RCNLD
Base Cost (29.51 x 1,200)		35,412		35,412	3,895	31,517
	LNT0	LEAN TO - ATTACHED	6x6x8	Concrete	Formed Metal	36
	Qual 3	Cond 3	Year 2018	Eff Age 6		
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
Base Cost (14.09 x 36)		507		507	188	319
	SHDS	Shed - Small	10x18x10	Plank	Formed Metal	180
	Qual 3	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (25.20 x 180)		4,536		4,536	4,536	



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:30:54
Page 5

Agland Inventory

660100321

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
SUC	SUMMIT SILTY CLAY LOAM 3-	TMBR	67			19.287	121	121	2,326	2,326
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			13.289	85	85	1,124	1,124
TMBR Totals						32.575			3,450	3,450
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			7.425	144	144	1,069	1,069
NTV PST Totals						7.425			1,069	1,069
Total Agland						40.000			4,519	4,519