



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	660100886													
Parcel ID	22N17E-29-3-00000-000-0001													
Cadastral ID	29-22-17-02130													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 2												
Tax Area	94 - SEQUOYAH/TRI-DISTRICT FI													
Name ID	348355													
LEE, JARROD D														
17125 E 455 PL CLAREMORE	OK 74017-0000													
Parcel Location														
Situs	17125 E 455 PL													
Subdivision														
Lot/Block	/	Parcel Size	2.12 - Acres											
Sec/Twn/Rng	29 / 22 / 17 / 3													
Neighborhood	4070 - FOYIL SEQUOYAH AREA													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description Lat/Long: 36.35792521 -95.52328830														
E 300' N 170.18' W2 N2 N2 NW SW & E 226.70' S 159.82' W2 N2 N2 NW SW.														
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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	SKY MARSHALL LLP	09/30/2025	150,000	WG										
/	MCCLURE, MATTHEW & CHERYL	05/13/2025												
/	MCCLURE, MATTHEW & CHERYL	05/01/2025	60,000	YES										
2671/308	BOULGER, GRETA A	10/27/2017	9,000	YES										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax						
Remove Cap	2026	Land Value	116,731	116,731	11%	12,840	Assessed	16,500	1,622.28					
Year Frozen		Improvements	33,269	33,269		3,660	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	150,000	150,000		16,500	Total Taxable	16,500	1,622.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660100886	SKY MARSHALL LLP	94	58,584	0	6,302	620.00							
2024	2024-660100886	MCCLURE, MATTHEW & CHERYL	94	55,057	0	6,002	628.00							
2023	2023-660100886	MCCLURE, MATTHEW & CHERYL	94	52,852	0	5,716	610.00							
2022	2022-660100886	MCCLURE, MATTHEW & CHERYL	94	50,095	0	5,444	587.00							
2021	2021-660100886	MCCLURE, MATTHEW & CHERYL	94	51,189	0	5,184	540.00							
2020	2020-660100886	MCCLURE, MATTHEW & CHERYL	94	49,068	0	4,938	514.00							
2019	2019-660100886	MCCLURE, MATTHEW & CHERYL	94	42,750	0	4,702	482.00							
2018	2018-660100886	MCCLURE, MATTHEW & CHERYL	94	46,201	0	5,082	527.00							



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Lot Data		Square-Foot - NBHD 4070 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	92,347.00 x .49 = 44,867							
Factor Value								
Adjustments	2.6017							
Lot Value	116,731							
Residential Data				<p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\101422\IMG_0002.JPG 10/14/2022</p>				
Type				GRM Approach				
Condition	-			GRM Code				
Quality	-			Gross Rent 0.00				
Architecture				Indicated Value				
Style				Multiple Regression				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				Direct Comparables				
Roof Cover				Selection Model 1 Res				
Area on Slab				Adjustment Model A2 AO Test				
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements				
Year/Eff Age /				Lot Value 116,731				
Cost Approach		Manual : 01/2025		Indicated Value 116,731 0.00 Per SqFt				
Base Cost	0.00	Total Misc Impr	+ 0	Agland Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Site Improvements				
Subfloor Adj	+ 0.00	Total RCN	= 0	Total Value 116,731 0.00 Total Value Per SqFt				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 116,731					
Total Area	x	Indicated Value	= 116,731					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x8	Plank	Composition Shingle	80
	Qual 3	Cond 3	Year 2022	Eff Age 3		

Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (29.68 x 80)	2,374		2,374	2,374



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Lot Data		Primary Image	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		
Method			
Base Lot Value			
Factor Value			
Adjustments			
Lot Value			
Residential Data		GRM Approach	
Type	6 Mobile Home 80 x 16	GRM Code	
Condition	2.5 - Fair	Gross Rent	0.00
Quality	3 - Average	Indicated Value	
Architecture	6 MS ADJ	Multiple Regression	
Style	100% Single Wide	MRA Code	
Exterior Wall	100% Frame, Siding, Vinyl	Adjusted R	
Base/Total Area	1,280 / 1,280	Indicated Value	
Style	100% Single Wide	Direct Comparables	
HVAC	100% Warmed & Cooled Air	Selection Model	1 Res
Roof Cover	1 Composition Shingle	Adjustment Model	A2 AO Test
Area on Slab	0	Comparables	
Fixture/RghIn	/	Indicated Value	
Bed/F/H Bath	3 / 2.0 /	Value Reconciliation	
Basement Area		Selected Approach	Cost Approach
Garage Type		Improvements	33,269
Remodel		Lot Value	
Year/Eff Age	2008 / 16	Indicated Value	33,269 25.99 Per SqFt
		Agland Value	
		Site Improvements	
		Total Value	33,269 25.99 Total Value Per SqFt
Cost Approach		Manual : 01/2025	
Base Cost	34.64	Total Misc Impr	+ 0
Roofing Adj	+ 2.70	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 62,771
Heat/Cool Adj	+ 3.39	Depreciation (47%)	- 29,502
Plumbing Adj	+ 8.31	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 33,269
Adj Base Cost	= 49.04	Lot Value	+ 33,269
Total Area	x 1,280	Indicated Value	= 33,269
Adjusted Cost	= 62,771	Value Per SqFt	25.99
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		10	Singlewide	1,280	1.000	1,280
Total Building Area						1,280		1,280