



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:44:44
Page 1

Assessment Data					Primary Image				
Account	660101620				<p>\\tsclient\C\TOMS PC PICS\2019-04-02\IMG_0037.JPG 4/2/2019</p>				
Parcel ID	000000000-0000415-002-0012								
Cadastral ID	30-21-16-12580								
Property Type	REAL - Real Property								
Property Class	URP	VI Area 1							
Tax Area	85 - CLRM SD-VERD TOWN/FIRE								
Name ID	342545								
THOMPSON, CHASE MICHAEL									
23341 S DONNA LN CLAREMORE OK 74019-0000									
Parcel Location									
Situs	23341 S DONNA LN								
Subdivision	KING RIDGE III								
Lot/Block	0012 / 0002	Parcel Size 1 - Lots							
Sec/Twn/Rng	30 / 21 / 16 / 5								
Neighborhood	1109 - R-V03-SW VERDIGRIS								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.27305646 -95.64523160									
LOT 12 BLOCK 2 KING RIDGE III									
Building Permits									
Number		Description		Opened	Closed	Amount			
R18 38		R20- NEW 1143 SQ FT SFR		11/2018	03/2019	100,000			
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code
					/	KNOWLES, JEANETTA ELIZABETH	09/08/2023	206,000	YES
					/	RC VERDIGRIS LLC	02/27/2019	138,500	YES
					/	RC VERDIGRIS LAND, LLC	07/25/2018	0	WB
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	109.172	Current Tax	
Remove Cap	2024	Land Value	48,020	48,020	11%	5,282	Assessed	22,662	2,474.05
Year Frozen		Improvements	158,171	158,003		17,380	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-92.00
TIF Project ID	0	Total Value	206,191	206,023		22,662	Total Taxable	21,662	2,382.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660101620	THOMPSON, CHASE MICHAEL			85	200,023	1000	21,002	2,309.00
2024	2024-660101620	THOMPSON, CHASE MICHAEL			85	206,008	1000	21,661	2,235.00
2023	2023-660101620	THOMPSON, CHASE MICHAEL			85	166,468	0	17,065	1,739.00
2022	2022-660101620	KNOWLES, JEANETTA ELIZABETH			85	168,001	0	16,253	1,672.00
2021	2021-660101620	KNOWLES, JEANETTA ELIZABETH			85	140,717	0	15,479	1,526.00
2020	2020-660101620	KNOWLES, JEANETTA ELIZABETH			85	138,629	0	15,249	1,553.00
2019	2019-660101620	KNOWLES, JEANETTA ELIZABETH			85	3,987	0	439	46.00



Rogers

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Page 2

Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1944		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	8,470.00 x 5.67 = 48,020		
Factor Value			
Adjustments	1.0000		
Lot Value	48,020		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Vinyl
Base/Total Area	1,130 / 1,130
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,130
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	380 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	183,285	162.20	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	167,470		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	104.32	Total Misc Impr	+	2,724	
Roofing Adj	+ 4.76	Garage Cost	+	11,256	
Subfloor Adj	+ -1.26	Total RCN	=	166,496	
Heat/Cool Adj	+ 11.47	Depreciation (5%)	-	8,325	
Plumbing Adj	+ 15.68	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	158,171	
Adj Base Cost	= 134.97	Lot Value	+	48,020	
Total Area	x 1,130	Indicated Value	=	206,191	
Adjusted Cost	= 152,516	Value Per SqFt		182.47	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	158,171		
Lot Value	48,020		
Indicated Value	206,191	182.47	Per SqFt
Agland Value			
Site Improvements			
Total Value	206,191	182.47	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	140592	14x10		140	10.51		1,471
PRCH	SLAB PORCH - COVERED	140593	13x4		52	24.10		1,253



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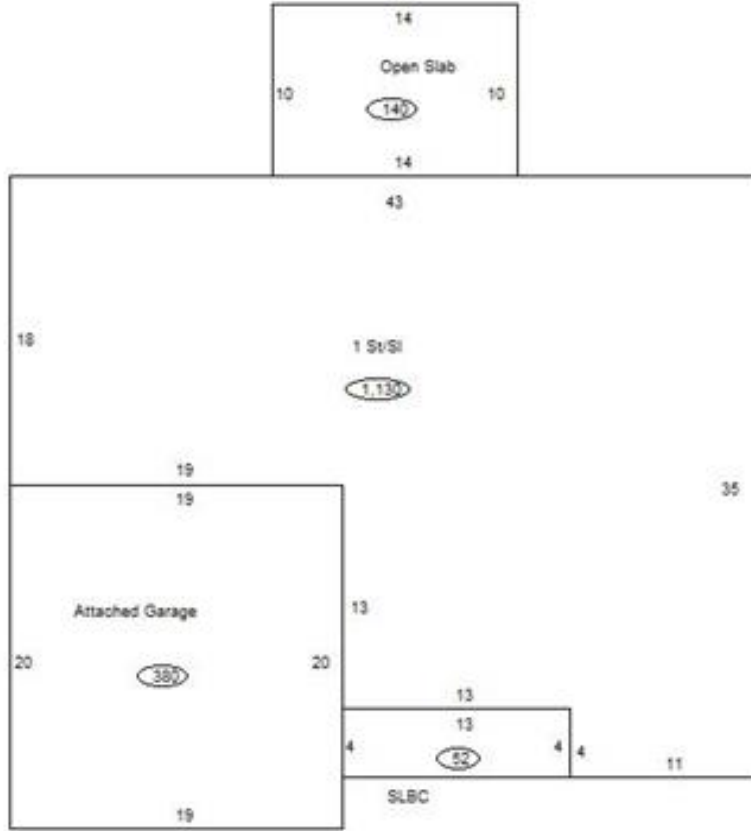
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Date 04/18/2026
 Time 09:44:44
 Page 3

Sketch Image

660101620



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,130	1.000	1,130
2	G	1		10	Attached Garage	380	1.000	380
3	M	PATO		10	Open Slab	140	1.000	140
4	M	PRCH		10	SLBC	52	1.000	52
Total Building Area						1,130		1,130