



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:47:10  
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Assessment Data				Primary Image					
Account	660101814			No Image On File					
Parcel ID	000000-00-0-10030-038-0016								
Cadastral ID	08-21-16-04241								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	343919								
NEES PROPERTIES LLC									
1309 N WILLOW DR CLAREMORE OK 74017-0000									
Parcel Location									
Situs	00600 S MOORE AVE UNITS 105-108								
Subdivision	BAYLESS								
Lot/Block	0015 / 0038	Parcel Size	2.5 - Lots						
Sec/Twn/Rng	8 / 21 / 16 / 5								
Neighborhood	1177 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.31163136 -95.62789147				Building Permits					
S2 OF LOTS 11 THRU 15 BLOCK 38 BAYLESS				Number	Description	Opened	Closed	Amount	
				CV24 R19	CV24- APARTMENT BUILDING R21- SPLIT	05/2023 08/2018	12/2023 12/2020		
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	TITAN HOMES LLC	03/22/2024	0	WB
					2723/637	BD HOMES LLC	07/09/2018	0	4
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2016	Land Value	15,000	12,805	11%	1,409	Assessed	1,409	130.23
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	15,000	12,805		1,409	Total Taxable	1,409	130.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660101814	NEES PROPERTIES LLC			17	15,000	0	1,342	124.00
2024	2024-660101814	NEES PROPERTIES LLC			17	15,000	0	1,278	118.00
2023	2023-660101814	BD HOMES LLC			17	11,063	0	1,217	111.00
2022	2022-660101814	BD HOMES LLC			17	11,063	0	1,217	113.00
2021	2021-660101814	BD HOMES LLC			17	11,063	0	1,217	107.00
2020	2020-660101814	BD HOMES LLC			17	11,063	0	1,217	111.00
2019	2019-660101814	BD HOMES LLC			17	11,063	0	1,217	113.00
2018	2018-660101814	BD HOMES LLC			17	12,111	0	1,332	123.00



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Lot Data	Primary Image	
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities LAND QUALITY</p> <p>Value Model 121 BAYLESS (UNITS BUILDABLE)</p> <p>Value Method Units-Buildable</p> <p>Base Lot Value 15,000.00 x 1.00 = 15,000</p> <p>Factor Value 0</p> <p>Adjustments</p> <p>Lot Value 15,000</p>		
Cost Approach		
<p>Manual Date 01/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 15,000</p> <p>Cost Approach Value 15,000</p>	<p><b>Image Information</b></p> <p>Image ID</p> <p>Image Date</p> <p>Name</p> <p>Description</p>	
Income Approach	Value Reconciliation	
<p>Potential Gross Income (PGI)</p> <p>Vacancy &amp; Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 15,000</p> <p>Total Appraised Value 15,000</p>	