



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 660104397 Parcel ID 00000-0-0-0000416-004-0010 Cadastral ID 30-21-16-14070 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 341961 PULLIAM, MAKEDA 23551 S DONNA LN CLAREMORE OK 74019-0000 Parcel Location Situs 23551 S DONNA LN Subdivision KING RIDGE IV Lot/Block 0010 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S001 - CLAREMORE SCHOOLS																																		
Legal Description Lot/Long: 36.27032514 -95.64834310																																		
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>R21</td> <td>R22- NEW SFR</td> <td>03/2021</td> <td>05/2021</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21	R22- NEW SFR	03/2021	05/2021																
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Parcel Valuation																																		
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	109.172	Current Tax																									
Remove Cap	2024	Land Value	45,955	45,955	11%	5,055	Assessed	24,028	2,623.18																									
Year Frozen		Improvements	172,484	172,484		18,973	Penalty	0																										
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00																									
TIF Project ID	0	Total Value	218,439	218,439		24,028	Total Taxable	24,028	2,623.00																									
Assessment History																																		
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																									
2025	2025-660104397	PULLIAM, MAKEDA			85	213,181	0	23,450	2,560.00																									
2024	2024-660104397	PULLIAM, MAKEDA			85	218,777	0	24,065	2,472.00																									
2023	2023-660104397	PULLIAM, MAKEDA			85	170,500	1000	17,755	1,819.00																									
2022	2022-660104397	FRY, JENNIFER &			85	170,500	1000	17,755	1,837.00																									
2021	2021-660104397	FRY, JENNIFER &			85	5,354	0	589	58.00																									



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Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1809		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	7,880.00 x 5.83 = 45,955		
Factor Value			
Adjustments	1.0000		
Lot Value	45,955		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,411 / 1,411
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,411
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	409 Attached Garage - Finished
Remodel	
Year/Eff Age	2021 / 4

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1	Test
Adusted R	0.8445	
Indicated Value	191,079	135.42 Per SqFt

Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	8	
Indicated Value	163,030	Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	172,484		
Lot Value	45,955		
Indicated Value	218,439	154.81	Per SqFt
Agland Value			
Site Improvements			
Total Value	218,439	154.81	Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	93.34	Total Misc Impr	+	2,306
Roofing Adj	+ 4.12	Garage Cost	+	12,659
Subfloor Adj	+ 0.00	Total RCN	=	179,671
Heat/Cool Adj	+ 10.30	Depreciation (4%)	-	7,187
Plumbing Adj	+ 8.97	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	172,484
Adj Base Cost	= 116.73	Lot Value	+	45,955
Total Area	x 1,411	Indicated Value	=	218,439
Adjusted Cost	= 164,706	Value Per SqFt		154.81

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	150327	14x7		98	10.24		1,004
PRCH	Slab Porch - Covered	150328	16x3		48	21.14		1,015
PATO	Slab Porch - Open	150329	7x4		28	10.24		287



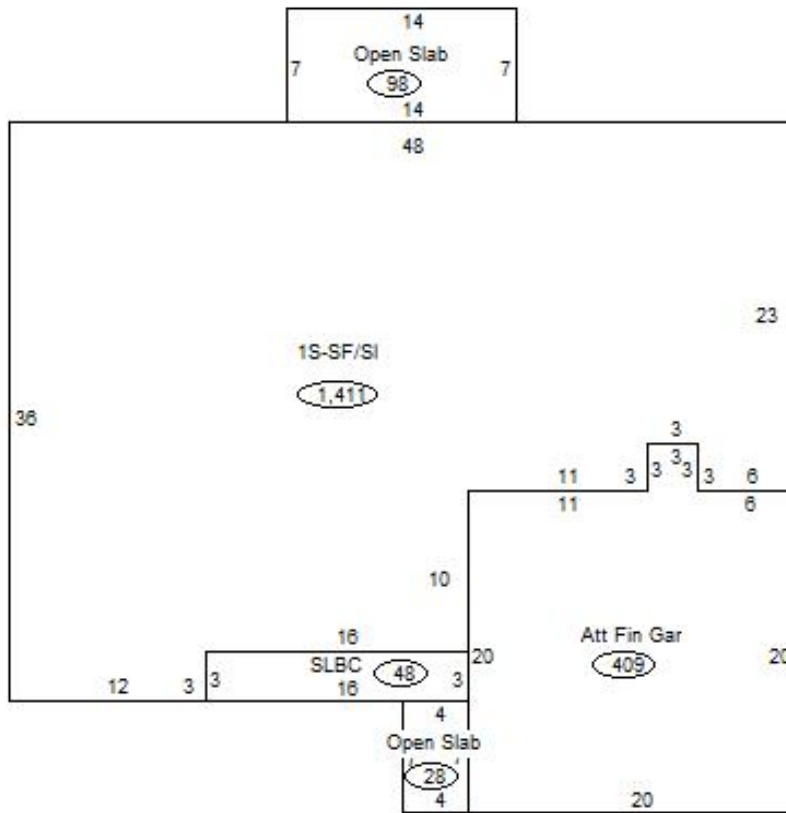
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	1,411	1.000	1,411
2	G	5		13	Att Fin Gar	409	1.000	409
3	M	PATO		13	Open Slab	98	1.000	98
4	M	PRCH		13	SLBC	48	1.000	48
5	M	PATO		13	Open Slab	28	1.000	28
Total Building Area						1,411		1,411