



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 10:14:32  
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Assessment Data				Primary Image						
<b>Account</b> 660104401 <b>Parcel ID</b> 00000-0-0-0000416-004-0014 <b>Cadastral ID</b> 30-21-16-14110 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 85 - CLRM SD-VERD TOWN/FIRE <b>Name ID</b> 333375 SMITH, SHAWNA JANETTE & JUSTIN LEE DAKOTA  23599 S DONNA LN CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 23599 S DONNA LN <b>Subdivision</b> KING RIDGE IV <b>Lot/Block</b> 0014 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 21 / 16 / 5 <b>Neighborhood</b> 1109 - R-V03-SW VERDIGRIS <b>School District</b> S001 - CLAREMORE SCHOOLS										
<b>Legal Description</b> Lat/Long: 36.26975057 -95.64881723				<b>Building Permits</b>						
LOT 14 BLOCK 4 KING RIDGE IV				<b>Number</b>	<b>Description</b>	<b>Opened</b>	<b>Closed</b>	<b>Amount</b>		
				R20 24	R22- NEW 1422 SQ FT	11/2020	03/2021	100,000		
<b>Exemptions</b>				<b>Sale History</b>						
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>	
					/	RC VERDIGRIS LLC	01/07/2021	169,500	YES	
<b>Parcel Valuation</b>										
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	109.172	<b>Current Tax</b>	
<b>Remove Cap</b>	2022		<b>Land Value</b>	37,635	26,820	11%	2,950	<b>Assessed</b>	21,584	2,356.36
<b>Year Frozen</b>			<b>Improvements</b>	183,540	169,396		18,634	<b>Penalty</b>	0	
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00
<b>TIF Project ID</b>	0		<b>Total Value</b>	221,175	196,216		21,584	<b>Total Taxable</b>	21,584	2,356.00
<b>Assessment History</b>										
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>	
2025	2025-660104401	SMITH, SHAWNA JANETTE &			85	215,590	0	20,556	2,244.00	
2024	2024-660104401	SMITH, SHAWNA JANETTE &			85	215,555	0	19,577	2,011.00	
2023	2023-660104401	SMITH, SHAWNA JANETTE &			85	169,500	0	18,645	1,900.00	
2022	2022-660104401	SMITH, SHAWNA JANETTE &			85	169,500	0	18,645	1,918.00	
2021	2021-660104401	SMITH, SHAWNA JANETTE &			85	5,354	0	589	58.00	



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Lot Data	Square-Foot - NBHD 1109 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.188	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	8,191.00 x 5.74 = 47,044	
Factor Value		
Adjustments	0.8000	
Lot Value	37,635	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - 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	412 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2021 / 4

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	208,659	147.88	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	187,960		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	101.31	Total Misc Impr	+	1,260	
Roofing Adj	+ 4.59	Garage Cost	+	11,944	
Subfloor Adj	+ -1.21	Total RCN	=	191,188	
Heat/Cool Adj	+ 11.47	Depreciation ( 4%)	-	7,648	
Plumbing Adj	+ 9.98	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	183,540	
Adj Base Cost	= 126.14	Lot Value	+	37,635	
Total Area	x 1,411	Indicated Value	=	221,175	
Adjusted Cost	= 177,984	Value Per SqFt		156.75	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	183,540		
Lot Value	37,635		
Indicated Value	221,175	156.75	Per SqFt
Agland Value			
Site Improvements			
Total Value	221,175	156.75	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	149521	15x3		45	24.13		1,086
PATO	SLAB PORCH - OPEN	149522	4x4		16	10.86		174



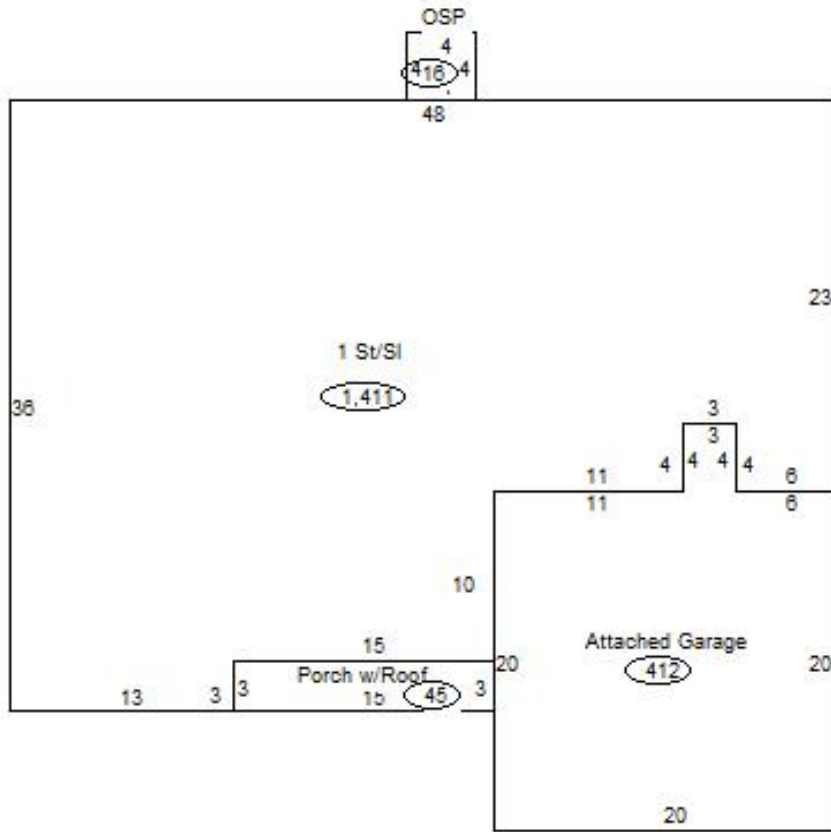
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Sketch Image

660104401



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,411	1.000	1,411
2	G	1		13	Attached Garage	412	1.000	412
3	M	PRCH		13	SLBC	45	1.000	45
4	M	PATO		13	Open Slab	16	1.000	16
<b>Total Building Area</b>						1,411		1,411