



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	660105009				No Image On File				
Parcel ID	22N17E-28-3-00000-001-0000								
Cadastral ID	28-22-17-00410								
Property Type	REAL - Real Property								
Property Class	RA	VI Area 2							
Tax Area	94 - SEQUOYAH/TRI-DISTRICT FI								
Name ID	333538								
CANTRELL, EVA LAVERNE									
18715 E 460 RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	18715 E 460 RD								
Subdivision									
Lot/Block	/	Parcel Size 1.17 - Acres							
Sec/Twn/Rng	28 / 22 / 17 / 3								
Neighborhood	4070 - FOYIL SEQUOYAH AREA								
School District	S006 - SEQUOYAH SCHOOLS								
Legal Description Lat/Long: 36.35151547 -95.49452665									
TR DESC 2023-003101 AS COMM SE/C SE; S88.3811W 1415.75'; N01 3247W 158.50' TO POB; S88.3811W 290'; N01.3247W 175'; N88.3811E 290'; S01.3247E 175' TO POB.					Building Permits				
					Number	Description		Opened	Closed
	R21	R23- SPLIT		02/2021	06/2022				
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	/	CANTRELL, EVA LAVERNE	02/10/2023	0	6
					/	CANTRELL, EVA G	12/22/2020	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax	
Remove Cap	0	Land Value	115	115	11%	13	Assessed	14,370	1,412.86
Year Frozen		Improvements	132,460	130,514		14,357	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00
TIF Project ID	0	Total Value	132,575	130,629		14,370	Total Taxable	13,370	1,325.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660105009	CANTRELL, EVA LAVERNE			94	126,825	1000	12,951	1,284.00
2024	2024-660105009	CANTRELL, EVA LAVERNE			94	115	0	13	1.00
2023	2023-660105009	CANTRELL, EVA LAVERNE			94	115	0	13	1.00
2022	2022-660105009	CANTRELL, EVA LAVERNE			94	115	0	13	1.00
2021	2021-660105009	CANTRELL, EVA LAVERNE			94	115	0	13	1.00



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Lot Data Square-Foot - NBHD 4071 #1		Primary Image	
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value			
Residential Data			
Type 1 Single Family Residence Condition 3 - Average Quality 2 - Fair Architecture MTL METAL HOME Style 100% One Story Exterior Wall 100% Frame, Siding, Metal Base/Total Area 944 / 944 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 4 Metal, Preformed Area on Slab 944 Fixture/RghIn / Bed/F/H Bath 1 / 1.0 / Basement Area Garage Type 336 Attached Garage - Finished Remodel Year/Eff Age 2023 / 2			
GRM Approach			
GRM Code Gross Rent 0.00 Indicated Value			
Multiple Regression			
MRA Code Adjusted R Indicated Value			
Direct Comparables			
Selection Model 1 Res Adjustment Model A2 AO Test Comparables Indicated Value			
Value Reconciliation			
Selected Approach Cost Approach Improvements 132,460 Lot Value Indicated Value 132,460 140.32 Per SqFt Aground Value 115 Site Improvements Total Value 132,575 140.44 Total Value Per SqFt			
Cost Approach Manual : 01/2025			
Base Cost 99.38 Roofing Adj + 5.26 Subfloor Adj + 0.00 Heat/Cool Adj + 10.30 Plumbing Adj + 6.47 Basement Adj + 0.00 Adj Base Cost = 121.41 Total Area x 944 Adjusted Cost = 114,611	Total Misc Impr + 7,294 Garage Cost + 10,987 Total RCN = 132,892 Depreciation (2%) - 2,658 Lump Sums + 2,226 RCNLD = 132,460 Lot Value + Indicated Value = 132,460 Value Per SqFt 140.32		

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	Porch	161537	40x9		360	20.26	7,294
WODC	Wood Deck - Covered	161538	8x6		48	46.37	2,226



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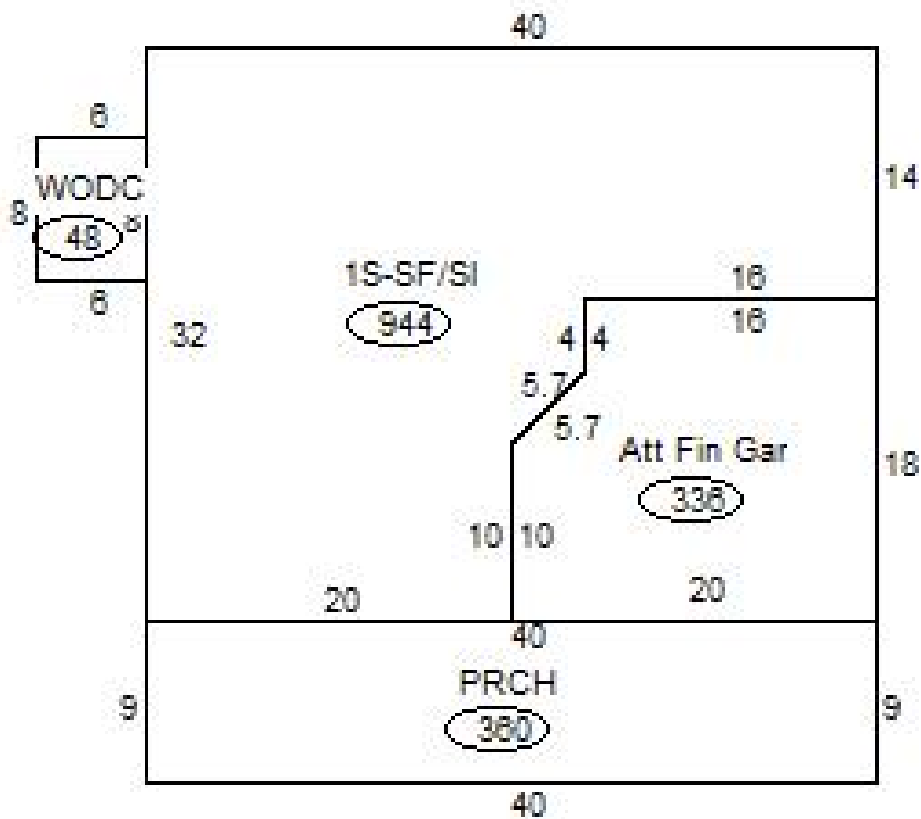
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	944	1.000	944
2	G	5		20	Att Fin Gar	336	1.000	336
3	M	PRCH		20	PRCH	360	1.000	360
4	M	WODC		20	WODC	48	1.000	48
Total Building Area						944		944



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
HLC	HECTOR-LINKER FINE SANDY	IMP PST	35			1.170	98	98	115	115
IMP PST Totals						1.170			115	115
Total Agland						1.170			115	115