



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:39:07  
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Assessment Data				Primary Image						
Account	660106097			<p>660106097_001.JPG 9/4/2024</p>						
Parcel ID	000000-0001-011-0-000-00									
Cadastral ID	08-21-15-05110									
Property Type	REAL - Real Property									
Property Class	RRP	VI Area	4							
Tax Area	7 - OWASSO/LIMESTONE FIRE									
Name ID	344677									
CROWE, JASON W										
20733 S CONCORD AVE CLAREMORE OK 74019-0000										
Parcel Location										
Situs	20733 S CONCORD AVE									
Subdivision	BIRCHWOOD									
Lot/Block	0011 / 0001	Parcel Size	1 - Lots							
Sec/Twn/Rng	8 / 21 / 15 / 5									
Neighborhood	1142 - R-V01-SW OWASSO									
School District	S021 - OWASSO SCHOOLS									
Legal Description Lat/Long: 36.31232672 -95.73673242				Building Permits						
LOT 11 BLOCK 1 BIRCHWOOD				Number	Description	Opened	Closed	Amount		
				R23 349	R24 NEW SFR 2937 SQ FT	11/2023	08/2024	247,000		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					/	LANDMARK HOMES LLC	06/28/2024	568,000	YES	
					/	BIRCHWOOD DEVELOPMENT LLC	02/09/2024	65,000	15	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax	
Remove Cap	2025		Land Value	110,735	110,735	11%	12,181	Assessed	65,024	7,057.57
Year Frozen			Improvements	480,387	480,387		52,843	Penalty	0	
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0		Total Value	591,122	591,122		65,024	Total Taxable	65,024	7,058.00
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660106097	CROWE, JASON W			7	568,000	0	62,480	6,782.00	
2024	2024-660106097	CROWE, JASON W			7	9,678	0	1,065	117.00	
2023	2023-660106097	BIRCHWOOD DEVELOPMENT LLC			7	9,678	0	1,065	115.00	
2022	2022-660106097	BIRCHWOOD DEVELOPMENT LLC			7	9,678	0	1,065	119.00	



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Lot Data		Square-Foot - NBHD 1142 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6062		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	26,407.00 x 4.19 = 110,587		
Factor Value			
Adjustments	1.0013		
Lot Value	110,735		



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Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	99% Veneer, Masonry 1% Veneer, Stone
Base/Total Area	2,939 / 2,939
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,939
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	855 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 1

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	597,230 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	115.15	Total Misc Impr	+ 13,941
Roofing Adj	+ 6.04	Garage Cost	+ 51,873
Subfloor Adj	+ -4.37	Total RCN	= 485,239
Heat/Cool Adj	+ 17.38	Depreciation ( 1%)	- 4,852
Plumbing Adj	+ 8.51	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 480,387
Adj Base Cost	= 142.71	Lot Value	+ 110,735
Total Area	x 2,939	Indicated Value	= 591,122
Adjusted Cost	= 419,425	Value Per SqFt	201.13

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	480,387		
Lot Value	110,735		
Indicated Value	591,122	201.13	Per SqFt
Agland Value			
Site Improvements			
Total Value	591,122	201.13	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	160999	48		48	36.51		1,752
PATC	Patio - Covered	161000	12x8		96	26.64		2,557
PATO	Patio - Open	161001	174		174	14.31		2,490
FPPF	Fireplace - Prefabricated		1		1	7,141.75		7,142

