



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:56:52  
Page 1

Assessment Data					Primary Image																																																	
<b>Account</b> 660107260 <b>Parcel ID</b> 000000-0002-005-0-000-00 <b>Cadastral ID</b> 20-21-16-13100 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 341617 O'DELL, KIRK  1005 W CHEYENNE LN CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 01005 W CHEYENNE LN <b>Subdivision</b> RED PLAINS PHASE II <b>Lot/Block</b> 0005 / 0007 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 20 / 21 / 16 / 5 <b>Neighborhood</b> 1166 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																						
<b>Legal Description</b> Lot/Long: 36.28610869 -95.62084932										<b>Building Permits</b> <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>R22 22-16</td> <td>R23 NEW SFR 1480 SQ FT</td> <td>11/2022</td> <td>08/2023</td> <td>154,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 22-16	R23 NEW SFR 1480 SQ FT	11/2022	08/2023	154,000																														
Number	Description	Opened	Closed	Amount																																																		
R22 22-16	R23 NEW SFR 1480 SQ FT	11/2022	08/2023	154,000																																																		
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td colspan="5">LOT 5 BLOCK 7 RED PLAINS PHASE II</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	LOT 5 BLOCK 7 RED PLAINS PHASE II					<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>RAUSCH COLEMAN HOMES OF TULSA</td> <td>05/23/2023</td> <td>228,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>TULSA L DEV LLC</td> <td>09/15/2022</td> <td>0</td> <td>WB</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	RAUSCH COLEMAN HOMES OF TULSA	05/23/2023	228,000	YES	/	TULSA L DEV LLC	09/15/2022	0	WB																				
Code	Type	Active	Maximum	Exemption																																																		
LOT 5 BLOCK 7 RED PLAINS PHASE II																																																						
Bk/Pg	Grantor	Date	Price	Code																																																		
/	RAUSCH COLEMAN HOMES OF TULSA	05/23/2023	228,000	YES																																																		
/	TULSA L DEV LLC	09/15/2022	0	WB																																																		
<b>Parcel Valuation</b> <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2024</td> <td>Land Value</td> <td>42,702</td> <td>42,702</td> <td>11%</td> <td>4,697</td> <td>Assessed</td> <td>26,030 2,405.95</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>193,939</td> <td>193,939</td> <td></td> <td>21,333</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0 0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>236,641</td> <td>236,641</td> <td></td> <td>26,030</td> <td>Total Taxable</td> <td>26,030 2,406.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2024	Land Value	42,702	42,702	11%	4,697	Assessed	26,030 2,405.95	Year Frozen		Improvements	193,939	193,939		21,333	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	TIF Project ID	0	Total Value	236,641	236,641		26,030	Total Taxable	26,030 2,406.00
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																																														
Remove Cap	2024	Land Value	42,702	42,702	11%	4,697	Assessed	26,030 2,405.95																																														
Year Frozen		Improvements	193,939	193,939		21,333	Penalty	0																																														
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00																																														
TIF Project ID	0	Total Value	236,641	236,641		26,030	Total Taxable	26,030 2,406.00																																														
<b>Assessment History</b> <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr> <td>2025</td> <td>2025-660107260</td> <td>O'DELL, KIRK</td> <td>17</td> <td>228,557</td> <td>0</td> <td>25,141</td> <td>2,324.00</td> </tr> <tr> <td>2024</td> <td>2024-660107260</td> <td>O'DELL, KIRK</td> <td>17</td> <td>228,039</td> <td>0</td> <td>25,084</td> <td>2,318.00</td> </tr> <tr> <td>2023</td> <td>2023-660107260</td> <td>O'DELL, KIRK</td> <td>17</td> <td>2,102</td> <td>0</td> <td>231</td> <td>21.00</td> </tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660107260	O'DELL, KIRK	17	228,557	0	25,141	2,324.00	2024	2024-660107260	O'DELL, KIRK	17	228,039	0	25,084	2,318.00	2023	2023-660107260	O'DELL, KIRK	17	2,102	0	231	21.00													
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660107260	O'DELL, KIRK	17	228,557	0	25,141	2,324.00																																															
2024	2024-660107260	O'DELL, KIRK	17	228,039	0	25,084	2,318.00																																															
2023	2023-660107260	O'DELL, KIRK	17	2,102	0	231	21.00																																															



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:56:52  
 Page 2

Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1634		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	7,117.00 x 6.00 = 42,702		
Factor Value			
Adjustments	1.0000		
Lot Value	42,702		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-10-10\IMG\_00; 10/10/2023

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	1,476 / 1,476
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,476
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	418 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	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	193,939		
Lot Value	42,702		
Indicated Value	236,641	160.33	Per SqFt
Agland Value			
Site Improvements			
Total Value	236,641	160.33	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	100.13	Total Misc Impr	+ 2,666
Roofing Adj	+ 4.53	Garage Cost	+ 15,115
Subfloor Adj	+ -1.17	Total RCN	= 197,897
Heat/Cool Adj	+ 11.47	Depreciation ( 2%)	- 3,958
Plumbing Adj	+ 7.07	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 193,939
Adj Base Cost	= 122.03	Lot Value	+ 42,702
Total Area	x 1,476	Indicated Value	= 236,641
Adjusted Cost	= 180,116	Value Per SqFt	160.33

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	157826	13x7		91	23.98		2,182
PRCH	Slab Porch - Covered	157827	5x4		20	24.21		484



# Rogers

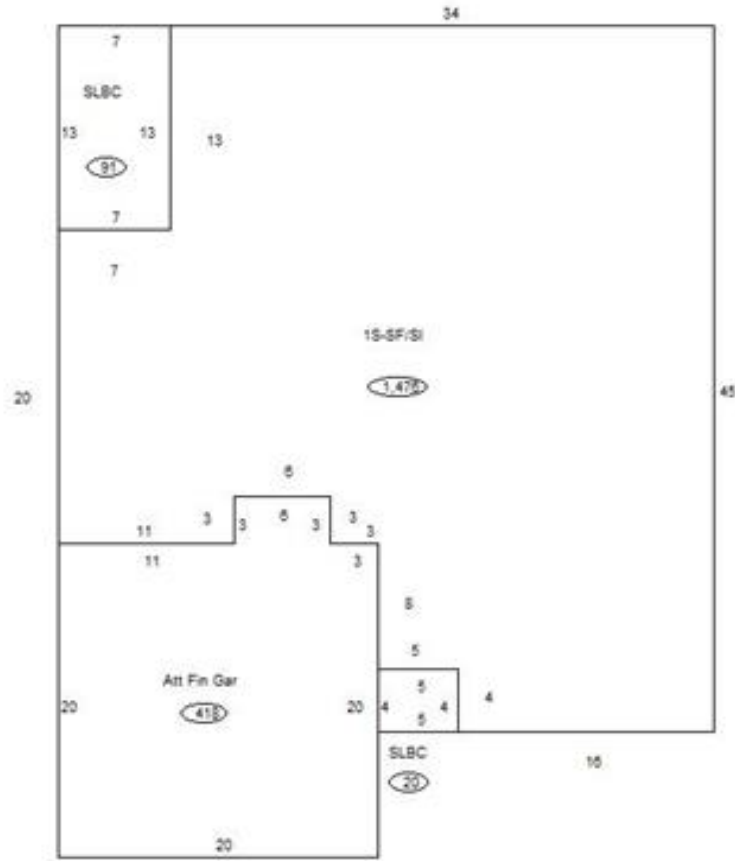
## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:56:52  
 Page 3

Sketch Image

660107260



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	1,476	1.000	1,476
2	G	5		10	Att Fin Gar	418	1.000	418
3	M	PRCH		10	SLBC	91	1.000	91
4	M	PRCH		10	SLBC	20	1.000	20
<b>Total Building Area</b>						<b>1,476</b>		<b>1,476</b>