



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data					Primary Image				
Account	660107310				<p>\\tsclient\T\ROB STUFF\2024-2-6\IMG_0034.JPG 2/6/2024</p>				
Parcel ID	000000-0005-005-0-000-00								
Cadastral ID	20-21-16-13600								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	343285								
POOL, DAVID DUANE & ABAGAIL RAYE									
1107 W ODESSA RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs	01107 W ODESSA RD								
Subdivision	RED PLAINS PHASE II								
Lot/Block	0005 / 0010	Parcel Size	1 - Lots						
Sec/Twn/Rng	20 / 21 / 16 / 5								
Neighborhood	1166 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.28455070 -95.62231531									
Building Permits									
LOT 5 BLOCK 10 RED PLAINS PHASE II									
Number	Description	Opened	Closed	Amount					
R23 108	R24 NEW SFR 1615 SQ FT	08/2023	02/2024	158,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	RAUSCH COLEMAN HOMES OF TULSA	12/11/2023	233,000	YES					
/	TULSA L DEV LLC	09/15/2022	0	WB					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2024	Land Value	37,322	37,322	11%	4,105	Assessed	26,084 2,410.94	
Year Frozen		Improvements	201,267	199,811		21,979	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -92.00	
TIF Project ID	0	Total Value	238,589	237,133		26,084	Total Taxable	25,084 2,319.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660107310	POOL, DAVID DUANE &	17	230,227	1000	24,325	2,248.00		
2024	2024-660107310	POOL, DAVID DUANE &	17	233,000	0	25,630	2,369.00		
2023	2023-660107310	RAUSCH COLEMAN HOMES OF TULSA LLC	17	2,102	0	231	21.00		



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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1734		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	7,554.00 x 5.81 = 43,908		
Factor Value			
Adjustments	0.8500		
Lot Value	37,322		



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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	1,558 / 1,558
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,558
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	412 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	201,267		
Lot Value	37,322		
Indicated Value	238,589	153.14	Per SqFt
Agland Value			
Site Improvements			
Total Value	238,589	153.14	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.98	Total Misc Impr	+ 2,699
Roofing Adj	+ 4.48	Garage Cost	+ 14,968
Subfloor Adj	+ -1.15	Total RCN	= 205,375
Heat/Cool Adj	+ 11.47	Depreciation (2%)	- 4,108
Plumbing Adj	+ 6.70	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 201,267
Adj Base Cost	= 120.48	Lot Value	+ 37,322
Total Area	x 1,558	Indicated Value	= 238,589
Adjusted Cost	= 187,708	Value Per SqFt	153.14

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	159429	68		68	24.05		1,635
PATO	Slab Porch - Open	159430	14x7		98	10.86		1,064

