



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:01:46
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Assessment Data				Primary Image					
Account	660107615								
Parcel ID	000000-0003-021-0-000-00								
Cadastral ID	05-21-16-19020								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	346878								
JAUQUET, MELISSA TRUST									
2713 W BROOK ST CLAREMORE OK 74017-0000									
Parcel Location									
Situs	02713 WEST BROOK ST								
Subdivision	ESTATES AT STONE CREEK								
Lot/Block	0021 / 0003	Parcel Size	1 - Lots						
Sec/Twn/Rng	5 / 21 / 16 / 5								
Neighborhood	1154 - R-V01-NW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.33525408 -95.62341660				Building Permits					
LOT 21 BLOCK 3 ESTATES AT STONE CREEK				Number	Description	Opened	Closed	Amount	
				R23 23-64	R24 NEW SFR 2326 SQ FT	05/2023	11/2023	200,000	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	JACA FAMILY LIMITED PARTNERSHIP	08/07/2024	0	4
					/	D.R. HORTON-TEXAS LTD LP	05/09/2024	280,000	YES
					/	RLM CONSTRUCTION CO INC	01/05/2023	1,764,000	WG
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2025		Land Value	22,959	22,959	11%	Assessed	32,183	2,974.67
Year Frozen			Improvements	269,620	269,620		Penalty	0	
Uncapped Value	0		Mobile Home	0	0	0	Exemption	0	0.00
TIF Project ID	0		Total Value	292,579	292,579	32,183	Total Taxable	32,183	2,975.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660107615	JAUQUET, MELISSA			17	281,654	0	30,981	2,864.00
2024	2024-660107615	JACA FAMILY LIMITED PARTNERSHIP			17	115,724	0	12,730	1,177.00
2023	2023-660107615	D.R. HORTON-TEXAS LTD LP			17	4,792	0	527	48.00



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Lot Data		Square-Foot - NBHD 1154 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1757		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	
		0	
Method	Square-Foot		
Base Lot Value	7,653.00 x 3.00 = 22,959		
Factor Value			
Adjustments	1.0000		
Lot Value	22,959		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	905 / 2,319
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	905
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	442 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	6
Indicated Value	299,450 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	269,620		
Lot Value	22,959		
Indicated Value	292,579	126.17	Per SqFt
Agland Value			
Site Improvements			
Total Value	292,579	126.17	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	89.37	Total Misc Impr	+ 3,543
Roofing Adj	+ 2.17	Garage Cost	+ 18,228
Subfloor Adj	+ -1.04	Total RCN	= 275,122
Heat/Cool Adj	+ 12.64	Depreciation (2%)	- 5,502
Plumbing Adj	+ 6.11	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 269,620
Adj Base Cost	= 109.25	Lot Value	+ 22,959
Total Area	x 2,319	Indicated Value	= 292,579
Adjusted Cost	= 253,351	Value Per SqFt	126.17

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	158463	18x6		108	26.59		2,872
PRCH	Slab Porch - Covered	158464	5x5		25	26.85		671

