



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:03:56
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Assessment Data				Primary Image					
Account	660107787			No Image On File					
Parcel ID	000000-00-0-10010-084-0003								
Cadastral ID	08-21-16-00421								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	340960								
WHITE, ROSHAN A & BERNICE L									
428 S CHEROKEE CLAREMORR OK 74017-0000									
Parcel Location									
Situs									
Subdivision	CLAREMORE O T								
Lot/Block	0003 / 0084	Parcel Size	.47 - Lots						
Sec/Twn/Rng	8 / 21 / 16 / 5								
Neighborhood	1177 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.31652520 -95.61833489									
TR IN LOT 3 BLOCK 84 CLAREMORE OT DESC 2023-000654 AS COMM NW/C LOT 3; S25.2827W 75.02' TO POB; S64.4349E 100'; S25.2823W 65.31'; N64.3351W 100'; N25.2826E 65.02' TO POB.				Building Permits					
				Number	Description	Opened	Closed	Amount	
	S23	S24 SPLIT	03/2023	05/2023					
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	WHITE, ROSHAN A	01/11/2023	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap		Land Value	29,158	6,502	11%	715	Assessed	715	66.09
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	29,158	6,502		715	Total Taxable	715	66.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660107787	WHITE, ROSHAN A & BERNICE L			17	29,158	0	681	63.00
2024	2024-660107787	WHITE, ROSHAN A & BERNICE L			17	28,508	0	649	60.00
2023	2023-660107787	WHITE, ROSHAN A & BERNICE L			17	28,508	0	618	57.00



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Lot Data		Square-Foot - NBHD 1177 #1		Primary Image				
Lot Size	0	0						
Lot Count	0							
Units Buildable	0							
Non-Ag Acres	0.1411							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		1					
			0					
Method	Square-Foot							
Base Lot Value	6,147.00 x 3.79 = 23,326							
Factor Value	5,832							
Adjustments	0.0000							
Lot Value	29,158							
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/							
Style								
HVAC								
Roof Cover								
Area on Slab								
Fixture/RghIn	/							
Bed/F/H Bath	/ /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	/							
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	29,158				
Total Area	x	Indicated Value	=	29,158				
Adjusted Cost	= 0	Value Per SqFt		0.00				
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								
Lot Value	29,158							
Indicated Value	29,158	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	29,158	0.00	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value