



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:09:40
Page 1

Assessment Data					Primary Image				
Account	660108246								
Parcel ID	21N15E-15-4-00000-001-0000								
Cadastral ID	15-21-15-00830								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	18 - CLAREMORE RURAL/W/O FIRE								
Name ID	334818								
DIEBELS, PAUL J & DONNA A REVOCABLE TRUST									
21614 S 4110 RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs	21614 S 4110 RD								
Subdivision									
Lot/Block	/	Parcel Size	10 - Acres						
Sec/Twn/Rng	15 / 21 / 15 / 4								
Neighborhood	6080 - UNPLATTED								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.29877823 -95.69009703									
TR DESC 2023-008462 AS COMM NE/C N2 SE; S ALONG E LN N2 SE E 410' TO POB; TH CONT S ALONG E LN SEC 229.41'; S88.4618W 2109 14'; N01.2342W 199.41'; N88.4618E 1608.10'; N01.1342W 30'; N88 4618E 501.04' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R24 061	NEW DTCH ACC BLDG 30X50	03/2024	12/2024	28,020					
R23 327	R24 NEW SFR 3598 SQ FT	10/2023	12/2024	350,000					
S23	S24 SPLIT	07/2023	03/2024						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	WARREN, LARRY H &	06/28/2023		0 4					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap		Land Value	2,160	2,160	11%	238	Assessed	60,170 5,561.51	
Year Frozen		Improvements	556,029	544,837		59,932	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -93.00	
TIF Project ID	0	Total Value	558,189	546,997		60,170	Total Taxable	59,170 5,469.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660108246	DIEBELS, PAUL J & DONNA A	18	531,066	1000	57,418	5,307.00		
2024	2024-660108246	DIEBELS, PAUL J & DONNA A	18	2,160	0	238	22.00		
2023	2023-660108246	DIEBELS, PAUL J & DONNA A	18	2,160	0	238	22.00		



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Date 04/18/2026
 Time 11:09:40
 Page 2

Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone
Base/Total Area	3,600 / 3,600
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,600
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	916 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

660108246	660108246_001.JPG	12/27/24	1/7/2025
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	100.74	Total Misc Impr	+ 27,854	Roofing Adj	+ 5.52	Garage Cost	+ 52,130
Subfloor Adj	+ -4.31	Total RCN	= 524,008	Heat/Cool Adj	+ 16.31	Depreciation (2%)	- 10,480
Plumbing Adj	+ 5.08	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 513,528
Adj Base Cost	= 123.34	Lot Value	+ 513,528	Total Area	x 3,600	Indicated Value	= 513,528
Adjusted Cost	= 444,024	Value Per SqFt	142.65	Adjusted Cost	= 444,024	Value Per SqFt	142.65

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	513,528		
Lot Value			
Indicated Value	513,528	142.65	Per SqFt
Agland Value	2,160		
Site Improvements	42,501		
Total Value	558,189	155.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	163224	183		183	32.36		5,922
CPAT	Carport - Attached	163225	20x20		400	13.57		5,428
PRCH	Porch	163226	21x8		168	32.45		5,452
FPR1	Fireplace - Residential 1 Story			1 2024	1	7,243.87		7,244
GENR	Generator - Residential Standby			1 2024	1	3,808.00		3,808
SHLT	STORM SHELTER (AG)			1 2024	1	0.00		

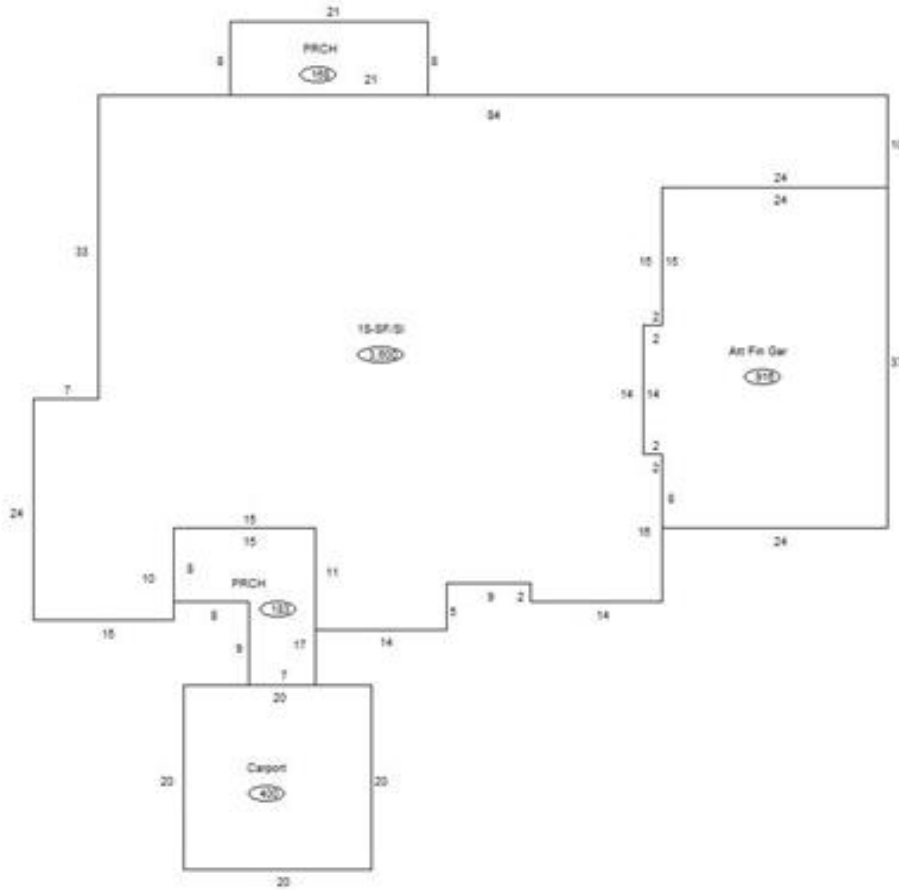


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Date 04/18/2026
 Time 11:09:40
 Page 3

Sketch Image

660108246



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/Sl	3,600	1.000	3,600
2	G	5		13	Att Fin Gar	916	1.000	916
3	M	PRCH		13	PRCH	183	1.000	183
4	M	CPAT		13	Carport	400	1.000	400
5	M	PRCH		13	PRCH	168	1.000	168
Total Building Area						3,600		3,600



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Date 04/18/2026
 Time 11:09:41
 Page 4

660108246

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	30x50x10	Concrete	Formed Metal	1,500
	Qual 3	Cond 3	Year 2024	Eff Age 2		
Valuation Summary		Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD	
Base Cost (29.21 x 1,500)		43,815	43,815	1,314	42,501	



Rogers

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Date 04/18/2026
Time 11:09:41
Page 5

Agland Inventory

660108246

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
VE	VERDIGRIS CLAY LOAM	NTV PST	90			10.000	216	216	2,160	2,160
NTV PST Totals						10.000			2,160	2,160
Total Agland						10.000			2,160	2,160