



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:14:27
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Assessment Data					Primary Image				
Account	660108582								
Parcel ID	000000-0001-006-0-000-00								
Cadastral ID	05-21-16-19860								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	347883								
POWELL, REBEKAH									
1303 OAKHURST CIR CLAREMORE OK 74017-0000									
Parcel Location									
Situs	01303 OAKHURST CIR								
Subdivision	ESTATES AT FOREST PARK V								
Lot/Block	0006 / 0001	Parcel Size	1 - Lots						
Sec/Twn/Rng	5 / 21 / 16 / 5								
Neighborhood	1154 - R-V01-NW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
660108582 06/25/25									
660108582_001.JPG 6/25/2025									
Legal Description Lat/Long: 36.33381236 -95.62389287									
Building Permits									
LOT 6 BLOCK 1 ESTATES AT FOREST PARK V									
Number	Description	Opened	Closed	Amount					
R24 058	NEW SFR 3001 SQ FT	08/2024	06/2025	230,000					
Exemptions									
Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	EXECUTIVE HOMES LLC	08/14/2025	543,500	15
					/	GREEN PROPERTY MANAGEMENT IN	08/05/2024	594,000	WB
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2026	Land Value	57,673	57,673	11%	Assessed	59,786	5,526.02	
Year Frozen		Improvements	485,834	485,834		Penalty	0		
Uncapped Value	485,834	Mobile Home	0	0		Exemption	0	0.00	
TIF Project ID	0	Total Value	543,507	543,507		Total Taxable	59,786	5,526.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660108582	POWELL, REBEKAH	17	4,658	0	512	47.00		
2024	2024-660108582	EXECUTIVE HOMES LLC	17	4,658	0	512	47.00		



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Lot Data		Square-Foot - NBHD 1154 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.4128		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT		0
			0
Method	Square-Foot		
Base Lot Value	17,980.00 x 3.00 = 53,940		
Factor Value			
Adjustments	1.0692		
Lot Value	57,673		



660108582_001.JPG 6/25/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,957 / 2,957
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,957
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	700 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

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	510,740 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	485,834		
Lot Value	57,673		
Indicated Value	543,507	183.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	543,507	183.80	Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	115,29	Total Misc Impr	+	25,883
Roofing Adj	+ 6.02	Garage Cost	+	42,658
Subfloor Adj	+ -4.37	Total RCN	=	490,741
Heat/Cool Adj	+ 17.38	Depreciation (1%)	-	4,907
Plumbing Adj	+ 8.46	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	485,834
Adj Base Cost	= 142.78	Lot Value	+	57,673
Total Area	x 2,957	Indicated Value	=	543,507
Adjusted Cost	= 422,200	Value Per SqFt		183.80

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	172722	299		299	35.19		10,522
PATC	Patio - Covered	172723	412		412	19.95		8,219
FPPF	Fireplace - Prefabricated		1	2025	1	7,141.75		7,142



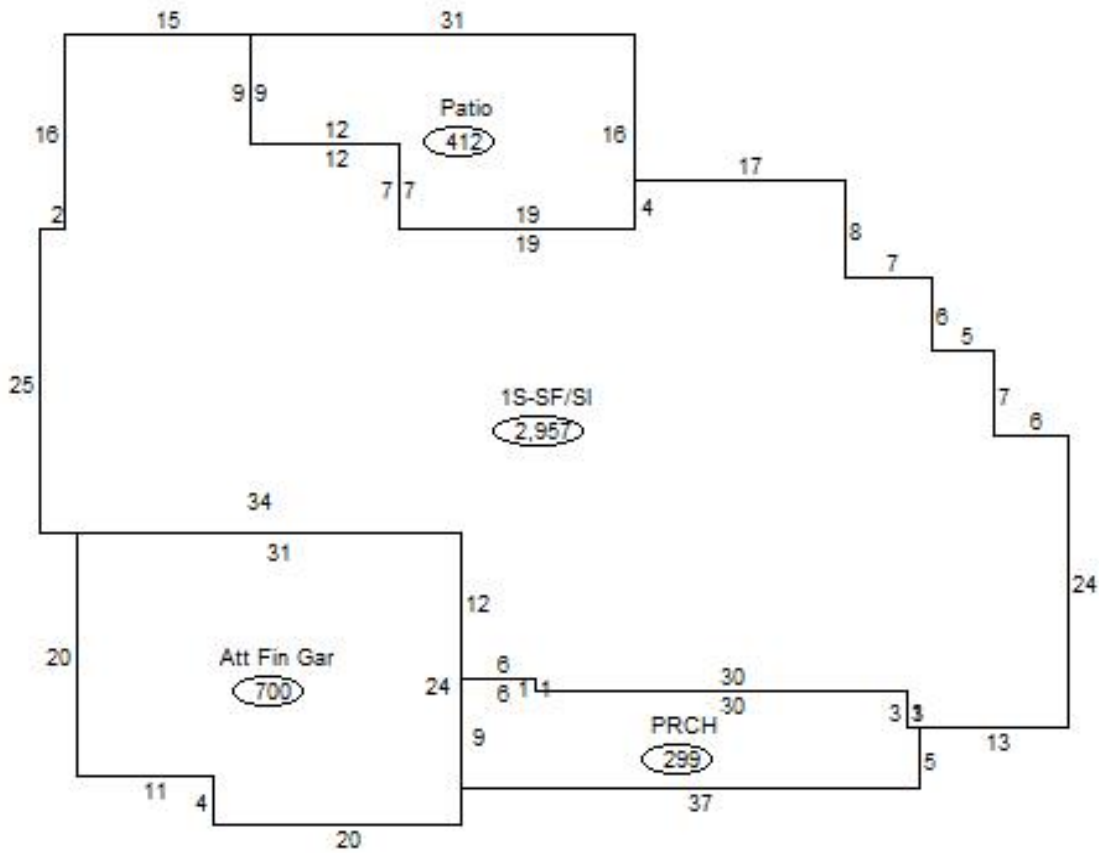
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	2,957	1.000	2,957
2	G	5		20	Att Fin Gar	700	1.000	700
3	M	PRCH		20	PRCH	299	1.000	299
4	M	PATC		20	Patio	412	1.000	412
Total Building Area						2,957		2,957