



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 11:18:01
 Page 1

Assessment Data				Primary Image					
Account	660108807			No Image On File					
Parcel ID	21N15E-35-1-00000-001-0000								
Cadastral ID	35-21-15-00790								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	4 - VERDIGRIS/VERD FIRE								
Name ID	343780								
HIBBETS, SHELBY LYNN & HAYDEN KYLER									
24132 S 4120 RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs	24132 S 4120 RD								
Subdivision									
Lot/Block	/	Parcel Size	1.25 - Acres						
Sec/Twn/Rng	35 / 21 / 15 / 1								
Neighborhood	6090 - UNPLATTED								
School District	S008 - VERDIGRIS SCHOOLS								
Legal Description Lat/Long: 36.26189368 -95.66924811				Building Permits					
TR DESC 2024-001843 AS N 165' E 330' N2 S2 NE NE				Number	Description	Opened	Closed	Amount	
				R26 126 S24	NEW SFR 1757 SQ FT S25 SPLIT	04/2026 03/2024		175,000	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	ALLPHIN, GARY L & HEATHER J	02/12/2024	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax	
Remove Cap		Land Value	45	30	11%	3	Assessed	3	0.31
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	45	30		3	Total Taxable	3	0.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108807	ALLPHIN, SHELBY LYNN			4	45	0	3	1.00
2024	2024-660108807	ALLPHIN, SHELBY LYNN			4	45	0	3	1.00



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 Page 2

Lot Data		Primary Image						
Lot Size	-							
Lot Count	-							
Units Buildable	-							
Non-Ag Acres	-							
Topography	-							
Street Access	-							
Utilities	-							
Amenities	LAND QUALITY							
Method	-							
Base Lot Value	-							
Factor Value	-	GRM Approach						
Adjustments	-	GRM Code	-					
Lot Value	-	Gross Rent	0.00					
Residential Data		Indicated Value	-					
Type	-	Multiple Regression						
Condition	-	MRA Code	-					
Quality	-	Adjusted R	-					
Architecture	-	Indicated Value	-					
Style	-	Direct Comparables						
Exterior Wall	-	Selection Model	1 Res					
Base/Total Area	/	Adjustment Model	A2 AO Test					
Style	-	Comparables	-					
HVAC	-	Indicated Value	-					
Roof Cover	-	Value Reconciliation						
Area on Slab	-	Selected Approach	Cost Approach					
Fixture/RghIn	/	Improvements	-					
Bed/F/H Bath	//	Lot Value	-					
Basement Area	-	Indicated Value	0.00 Per SqFt					
Garage Type	-	Agland Value	45					
Remodel	-	Site Improvements	-					
Year/Eff Age	/	Total Value	45 0.00 Total Value Per SqFt					
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
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	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 0					
Total Area	x	Indicated Value	= 0					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Page 3

Agland Inventory

660108807

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
SO	SOGN SOILS	NTV PST	15			1.250	36	36	45	45
NTV PST Totals						1.250			45	45
Total Agland						1.250			45	45