



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 06:44:17  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000145 <b>Parcel ID</b> 000000-00-0-00357-005-0001 <b>Cadastral ID</b> 01-20-15-04010 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 349082 THORNE, JAY S  9997 E PALM TREE RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 09997 PALM TREE RD <b>Subdivision</b> GREEN OASIS <b>Lot/Block</b> 0001 / 0005 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 15 / 5 <b>Neighborhood</b> 1083 - R-V01-SW CLAREMORE <b>School District</b> S008 - VERDIGRIS SCHOOLS					<p>660000145_001.JPG 9/24/2025</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.24268813 -95.65523453																																																																																																																									
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Date 04/18/2026  
Time 06:44:17  
Page 2

Lot Data	Square-Foot - NBHD 1083 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.1282	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	49,145.00 x 1.49 = 72,991	
Factor Value		
Adjustments	1.5149	
Lot Value	110,577	

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Vinyl
Base/Total Area	1,645 / 1,645
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,645
Fixture/RghIn	13 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Finished 2 Stalls
Remodel	PARTIAL -
Year/Eff Age	1979 / 19

Cost Approach		Manual : 01/2025	
Base Cost	110.04	Total Misc Impr	+ 15,139
Roofing Adj	+ 4.89	Garage Cost	+ 20,840
Subfloor Adj	+ -2.31	Total RCN	= 260,209
Heat/Cool Adj	+ 12.64	Depreciation ( 22%)	- 57,246
Plumbing Adj	+ 11.05	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 202,963
Adj Base Cost	= 136.31	Lot Value	+ 110,577
Total Area	x 1,645	Indicated Value	= 313,540
Adjusted Cost	= 224,230	Value Per SqFt	190.60



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	195,530	118.86	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	194,100 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	202,963		
Lot Value	110,577		
Indicated Value	313,540	190.60	Per SqFt
Agland Value			
Site Improvements	1,460		
Total Value	315,000	191.49	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	439		31	31	26.83		832
PRCH	SLAB PORCH - COVERED	440	28x12		336	25.87		8,692



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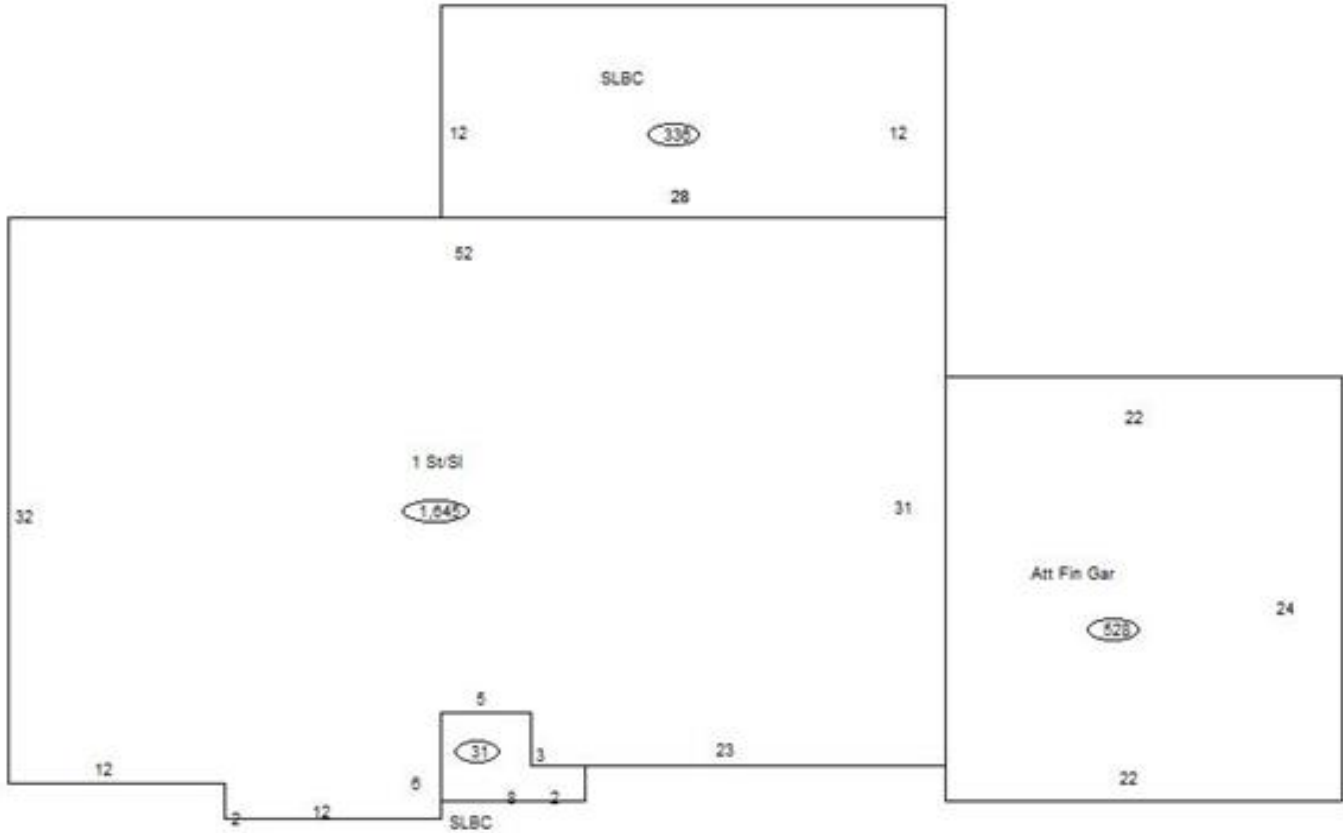
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Date 04/18/2026  
 Time 06:44:17  
 Page 3

Sketch Image

660000145



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,645	1.000	1,645
2	G	5		10	Att Fin Gar	528	1.000	528
3	M	PRCH		10	SLBC	31	1.000	31
4	M	PRCH		10	SLBC	336	1.000	336
<b>Total Building Area</b>						1,645		1,645



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Page 4

660000145

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x12x8	Plank	Composition Shingle	120
	Qual	2	Cond 3	Year 2013	Eff Age 10	
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (42% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (20.98 x 120)		2,518		2,518	1,058	1,460