



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:21:39
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660000155 Parcel ID 000000-00-0-00357-005-0012 Cadastral ID 01-20-15-04110 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 173544 CARTER, THEODORE W 9687 E PALM TREE RD CLAREMORE OK 74019-0000 Parcel Location Situs 09687 PALM TREE RD Subdivision GREEN OASIS Lot/Block 0012 / 0005 Parcel Size 1.5 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1083 - R-V01-SW CLAREMORE School District S008 - VERDIGRIS SCHOOLS					<p>660000155_001.JPG 9/24/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.24190811 -95.66118957																																																																																																																									
LOT 11-A & ALL LOT 12 BLOCK 5 GREEN OASIS					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Date 04/17/2026
Time 02:21:39
Page 2

Lot Data	Square-Foot - NBHD 1083 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.6214	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	27,066.00 x 1.65 = 44,659	
Factor Value		
Adjustments	1.0000	
Lot Value	44,659	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,378 / 2,014
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air 1 Wall Air Conditioner
Roof Cover	1 Composition Shingle
Area on Slab	1,378
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	628 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	1985 / 31

Cost Approach		Manual : 01/2025	
Base Cost	96.49	Total Misc Impr	+ 8,032
Roofing Adj	+ 3.48	Garage Cost	+ 23,902
Subfloor Adj	+ -1.66	Total RCN	= 274,923
Heat/Cool Adj	+ 12.64	Depreciation (39%)	- 107,220
Plumbing Adj	+ 9.70	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 167,703
Adj Base Cost	= 120.65	Lot Value	+ 44,659
Total Area	x 2,014	Indicated Value	= 212,362
Adjusted Cost	= 242,989	Value Per SqFt	105.44

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	239,854	119.09	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	263,320		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	167,703		
Lot Value	44,659		
Indicated Value	212,362	105.44	Per SqFt
Agland Value			
Site Improvements	3,855		
Total Value	216,217	107.36	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	479	7x2		14	26.89		376
PATO	SLAB PORCH - OPEN	480	16x12		192	10.63		2,041



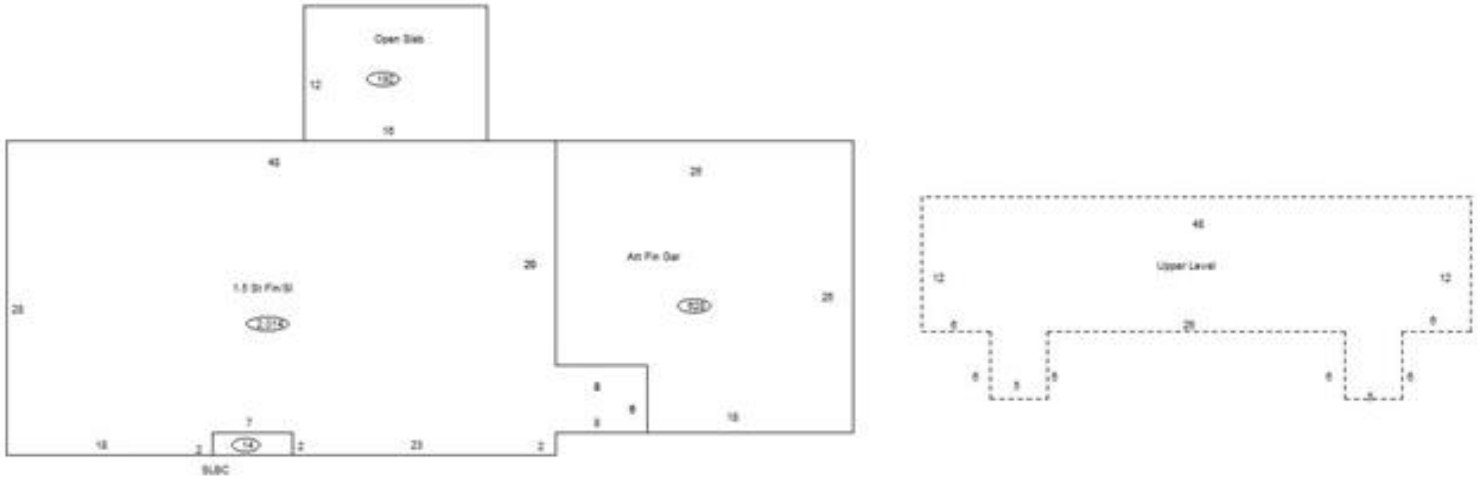
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Date 04/17/2026
 Time 02:21:39
 Page 3

Sketch Image

660000155



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,378	1.462	2,014
2	G	5		10	Att Fin Gar	628	1.000	628
3	M	PRCH		10	SLBC	14	1.000	14
4	M	PATO		10	Open Slab	192	1.000	192
5	U	^UL	Overhang	10	Upper Level	636	1.000	636
Total Building Area						1,378		2,014



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 Page 4

660000155

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x28x6	Plank	Formed Metal	280
	Qual	2	Cond 3.5	Year 2010	Eff Age 11	
	Valuation Summary Base Cost (18.11 x 280) 5,071		Modifier Total	RCN 5,071	Depr (44% Phys/ % Func) 2,231	RCNLD 2,840
	LNT0	Lean To - Attached	8x28x6	Dirt	Formed Metal	224
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary Base Cost (9.44 x 224) 2,115		Modifier Total	RCN 2,115	Depr (52% Phys/ % Func) 1,100	RCNLD 1,015