



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:16:50
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Assessment Data					Primary Image																																																																																																																				
Account 660000206 Parcel ID 000000-00-0-00735-002-0025 Cadastral ID 01-20-15-04630 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 346968 MOUA, STEVE KAO & MAIZOUA KAOSHENG LEE & KOUA NENG MOUA 9112 E HORIZON ST CLAREMORE OK 74019-0000 Parcel Location Situs 09112 E HORIZON ST Subdivision SHADY LANE Lot/Block 0025 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1116 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660000206_001.JPG 9/25/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.23884074 -95.67042790																																																																																																																									
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Lot Data	Square-Foot - NBHD 1116 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.2305 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 53,599.00 x 1.23 = 66,004 Factor Value Adjustments 1.2754 Lot Value 84,182		

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,214 / 1,214
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,214
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Finished 2 Stalls
Remodel	RMA -
Year/Eff Age	1983 / 19

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 155,158 127.81 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables Indicated Value

Cost Approach				Manual : 01/2025			
Base Cost	108.11	Total Misc Impr	+ 9,934	Roofing Adj	+ 4.64	Garage Cost	+ 16,646
Subfloor Adj	+ -1.21	Total RCN	= 196,067	Heat/Cool Adj	+ 11.47	Depreciation (24%)	- 47,056
Plumbing Adj	+ 16.60	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 149,011
Adj Base Cost	= 139.61	Lot Value	+ 84,182	Total Area	x 1,214	Indicated Value	= 233,193
		Value Per SqFt	192.09	Adjusted Cost	= 169,487		

Value Reconciliation
Selected Approach Cost Approach Improvements 149,011 Lot Value 84,182 Indicated Value 233,193 192.09 Per SqFt Agland Value Site Improvements 8,160 Total Value 241,353 198.81 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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	622	106		106	23.93		2,537
PRCH	SLAB PORCH - COVERED	623	16x6		96	23.97		2,301



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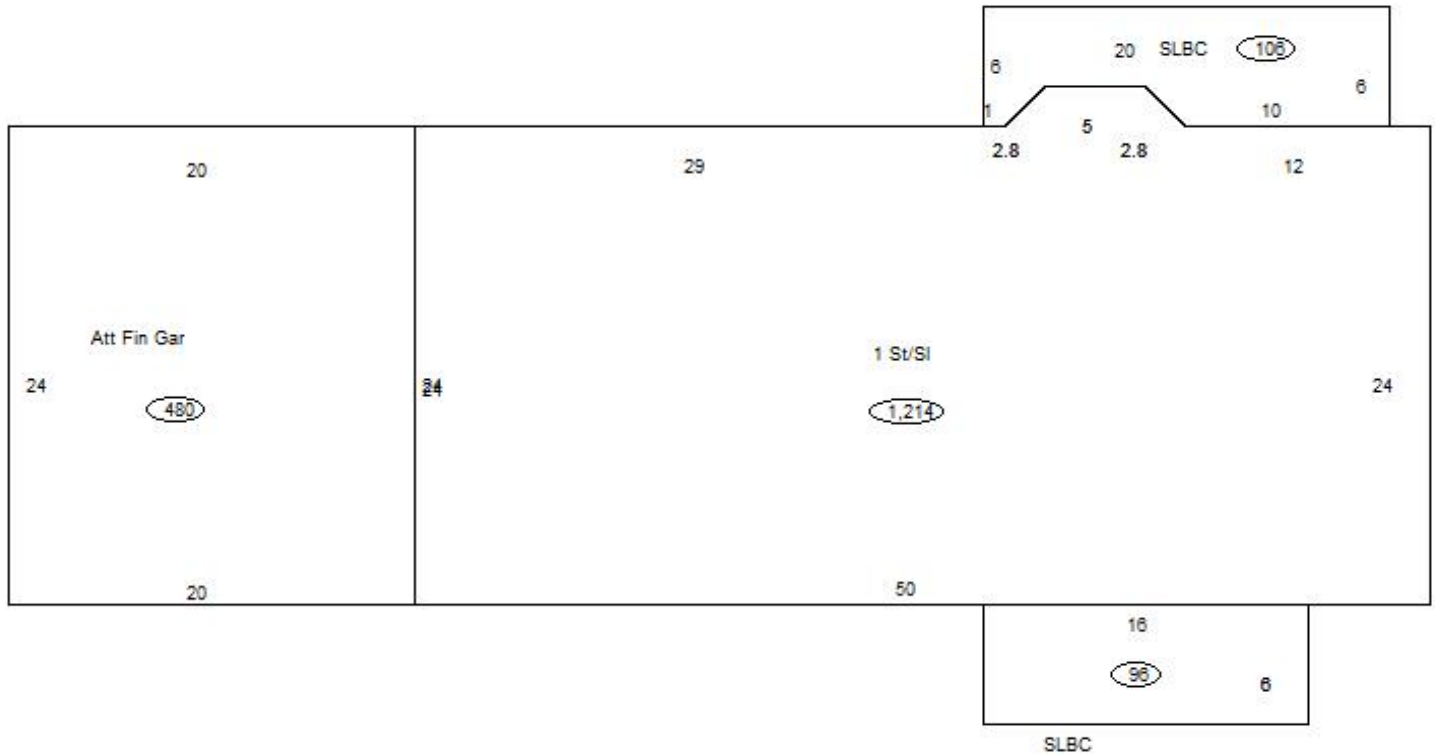
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Sketch Image

660000206



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,214	1.000	1,214
2	G	5		10	Att Fin Gar	480	1.000	480
3	M	PRCH		10	SLBC	106	1.000	106
4	M	PRCH		10	SLBC	96	1.000	96
Total Building Area						1,214		1,214



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	WODO	Wood Deck - Open	20x16x0	Plank		320
	Qual 2	Cond 2	Year 2020	Eff Age 6		
	Valuation Summary		Modifier Total	RCN	Depr (33% Phys/ % Func)	RCNLD
	Base Cost (15.15 x 320)		4,848	4,848	1,600	3,248
	SHDS	Shed - Small	12x24x8	Plank	Formed Metal	288
	Qual 3	Cond 3	Year 2019	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
	Base Cost (22.15 x 288)		6,379	6,379	1,467	4,912