



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660000295 Parcel ID 000000-00-0-00738-004-0004 Cadastral ID 01-20-15-05520 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 263690 LOYD, ALLAN D & KATHLEEN A 9294 E APPLE LN CLAREMORE OK 74019-0000 Parcel Location Situs 09294 E APPLE LN Subdivision SHEPHERD VALLEY Lot/Block 0004 / 0004 Parcel Size 2 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1117 - R-V04-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660000295_001.JPG 9/28/2025</p>																																																																																																																				
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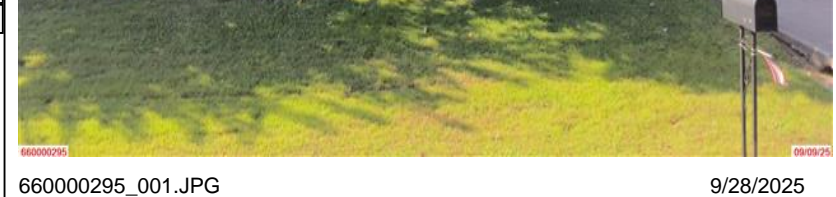
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Lot Data	Square-Foot - NBHD 1117 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.7741 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 33,718.00 x 1.70 = 57,321 Factor Value Adjustments 1.0000 Lot Value 57,321		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,875 / 1,875
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,875
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	552 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1980 / 35



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	215,368	114.86	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	247,310		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.83	Total Misc Impr	+ 7,881				
Roofing Adj	+ 4.76	Garage Cost	+ 21,572				
Subfloor Adj	+ -2.26	Total RCN	= 273,934				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 117,792				
Plumbing Adj	+ 10.42	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 156,142				
Adj Base Cost	= 130.39	Lot Value	+ 57,321				
Total Area	x 1,875	Indicated Value	= 213,463				
Adjusted Cost	= 244,481	Value Per SqFt	113.85				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	156,142		
Lot Value	57,321		
Indicated Value	213,463	113.85	Per SqFt
Agland Value			
Site Improvements	1,278		
Total Value	214,741	114.53	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	983	5x4		20	26.87		537
PATO	SLAB PORCH - OPEN	984	158		158	10.94		1,729



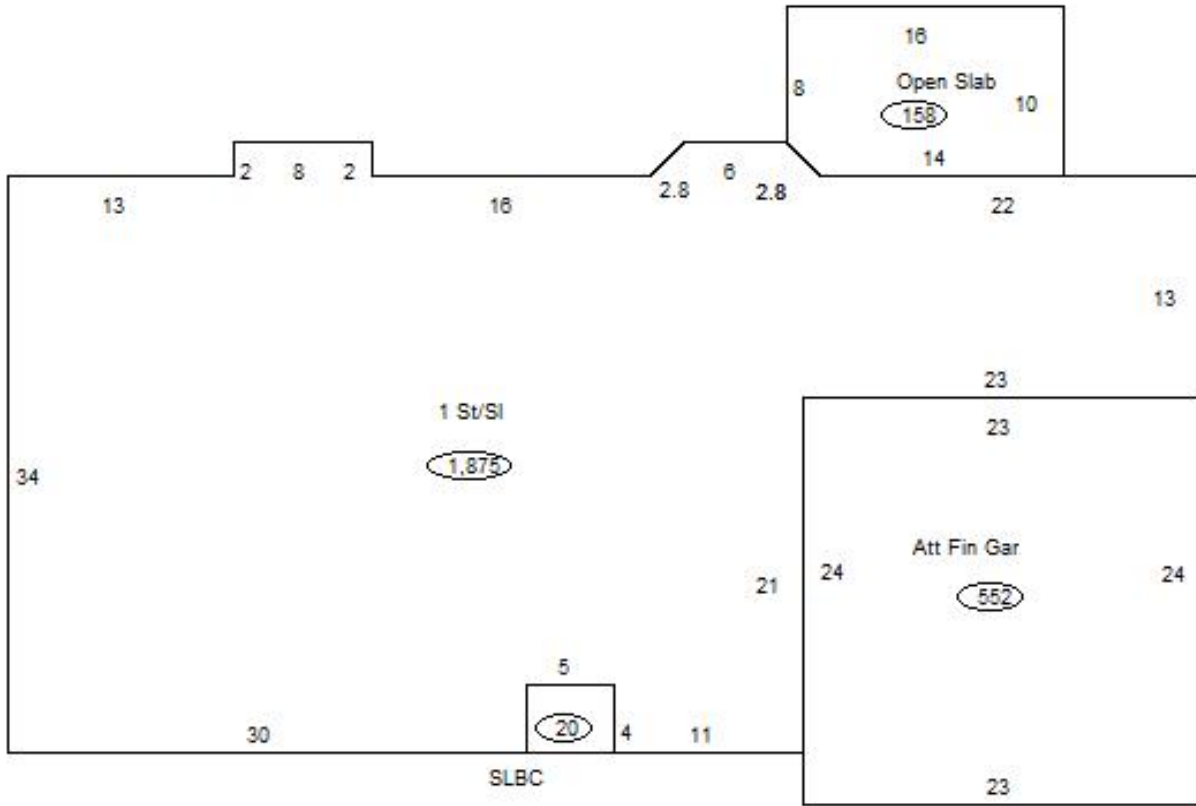
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,875	1.000	1,875
2	G	5		13	Att Fin Gar	552	1.000	552
3	M	PRCH		13	SLBC	20	1.000	20
4	M	PATO		13	Open Slab	158	1.000	158
Total Building Area						1,875		1,875



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x10x8	Plank	Formed Metal	100
	Qual	2	Cond 3	Year	2013	Eff Age 10
Valuation Summary		Modifier Total	RCN	Depr (42% Phys/ % Func)		RCNLD
Base Cost (22.03 x 100)		2,203		2,203 925		1,278