



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660000306 Parcel ID 000000-00-0-00738-004-0015 Cadastral ID 01-20-15-05630 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 302885 DOVER, JEFFREY L & SHIRLEY D 9233 E MULBERRY LN CLAREMORE OK 74019-0000 Parcel Location Situs 09233 E MULBERRY LN Subdivision SHEPHERD VALLEY Lot/Block 0015 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1117 - R-V04-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660000306_001.JPG 9/28/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.24791669 -95.66713546																																																																																																																									
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Lot Data		Square-Foot - NBHD 1117 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.3772							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	16,429.00 x 1.70 = 27,929			660000306_001.JPG 9/28/2025				
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	27,929			Gross Rent 0.00				
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	3 - Average			MRA Code 1 Test				
Quality	2.5 - Fair			Adusted R 0.8445				
Architecture	TRAD TRADITIONAL			Indicated Value 176,436 109.18 Per SqFt				
Style	100% One Story			Direct Comparables				
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Vinyl			Selection Model A Adam Test				
Base/Total Area	1,616 / 1,616			Adjustment Model 1 2022 Residential				
Style	100% One Story			Comparables 8				
HVAC	100% Warmed & Cooled Air			Indicated Value 174,970 Per SqFt				
Roof Cover	1 Composition Shingle			Value Reconciliation				
Area on Slab	1,616			Selected Approach Cost Approach				
Fixture/RghIn	13 /			Improvements 131,391				
Bed/F/H Bath	3 / 2.0 /			Lot Value 27,929				
Basement Area				Indicated Value 159,320 98.59 Per SqFt				
Garage Type	484 Attached Garage - Finished 2 Stalls			Agland Value				
Remodel				Site Improvements 7,316				
Year/Eff Age	1980 / 35			Total Value 166,636 103.12 Total Value Per SqFt				
Cost Approach				Manual : 01/2025				
Base Cost	103.53	Total Misc Impr	+ 10,194					
Roofing Adj	+ 4.45	Garage Cost	+ 16,761					
Subfloor Adj	+ -1.15	Total RCN	= 234,627					
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 103,236					
Plumbing Adj	+ 10.21	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 131,391					
Adj Base Cost	= 128.51	Lot Value	+ 27,929					
Total Area	x 1,616	Indicated Value	= 159,320					
Adjusted Cost	= 207,672	Value Per SqFt	98.59					
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	1025	13x8		104	23.94		2,490
PATO	SLAB PORCH - OPEN	1026	26x12		312	8.36		2,608



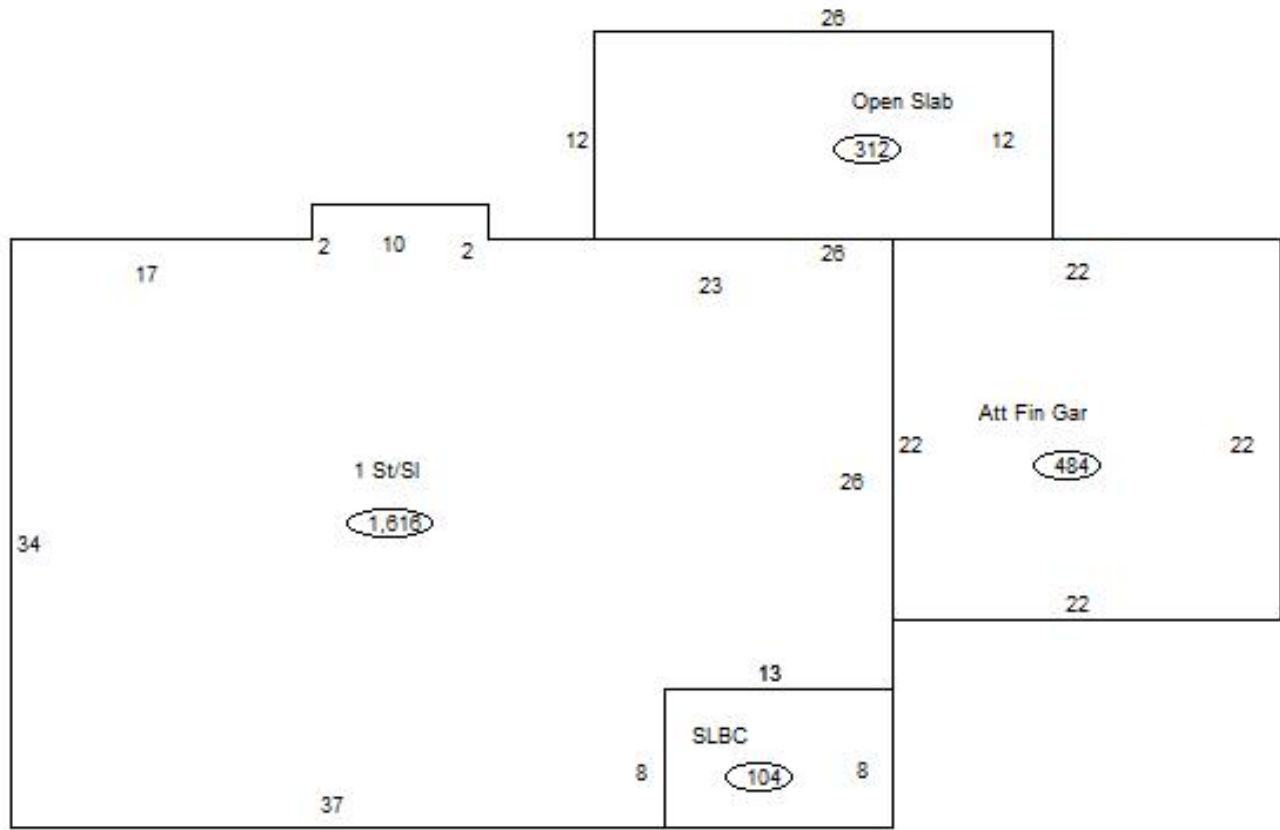
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Sketch Image

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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/SI	1,616	1.000	1,616
2	G	5		13	Att Fin Gar	484	1.000	484
3	M	PRCH		13	SLBC	104	1.000	104
4	M	PATO		13	Open Slab	312	1.000	312
Total Building Area						1,616		1,616



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPRV	Carport - RV	24x14x12	Gravel	Formed Metal	336
	Qual	3	Cond 3	Year 2018	Eff Age 6	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (8.38 x 336)		2,816		2,816	1,042
	SHDS	Shed - Small	10x12x8	Plank	Formed Metal	120
	Qual	2	Cond 3	Year 2015	Eff Age 8	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (21.77 x 120)		2,612		2,612	966
	SHDS	Shed - Small	10x8x6	Plank	Composition Shingle	80
	Qual	3	Cond 3.5	Year 2010	Eff Age 11	
	Valuation Summary		Modifier Total	RCN	Depr (44% Phys/ % Func)	RCNLD
	Base Cost (29.68 x 80)		2,374	565	2,939	1,293
Warm & Cooled Air		Total Area	80			565
	PRCH	Porch ON SHDS	10x4x8	Plank	Composition Shingle	40
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (54% Phys/ % Func)	RCNLD
	Base Cost (26.80 x 40)		1,072		1,072	579
	SHDS	Shed - Small	12x14x8	Plank	Composition Shingle	168
	Qual	2	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (19.37 x 168)		3,254		3,254	1,497