



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 660000313 Parcel ID 000000-00-0-00738-005-0006 Cadastral ID 01-20-15-05700 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 294602 WOOD, CHAD A 9352 E MULBERRY LN CLAREMORE OK 74019-0000 Parcel Location Situs 09352 E MULBERRY LN Subdivision SHEPHERD VALLEY Lot/Block 0006 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1117 - R-V04-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660000313_001.JPG 9/28/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.24737259 -95.66543975 LOT 6 BLOCK 5 SHEPHERD VALLEY																																																																																																																									
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Lot Data	Square-Foot - NBHD 1117 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.3763 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 16,390.00 x 1.70 = 27,863 Factor Value Adjustments 1.0000 Lot Value 27,863		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Wood
Base/Total Area	1,339 / 1,339
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,339
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	456 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1982 / 33

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 170,502 127.34 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 8 Indicated Value 164,450 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.65	Total Misc Impr	+ 10,844	Roofing Adj	+ 5.11	Garage Cost	+ 18,641
Subfloor Adj	+ -2.43	Total RCN	= 213,678	Heat/Cool Adj	+ 12.64	Depreciation (41%)	- 87,608
Plumbing Adj	+ 11.59	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 126,070
Adj Base Cost	= 137.56	Lot Value	+ 27,863	Total Area	x 1,339	Indicated Value	= 153,933
		Value Per SqFt	114.96	Adjusted Cost	= 184,193		

Value Reconciliation
Selected Approach Cost Approach Improvements 126,070 Lot Value 27,863 Indicated Value 153,933 114.96 Per SqFt Agland Value Site Improvements 2,529 Total Value 156,462 116.85 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	1058	6x3		18	26.87		484
PRCH	Slab Porch - Covered	1059	18x10		180	26.36		4,745



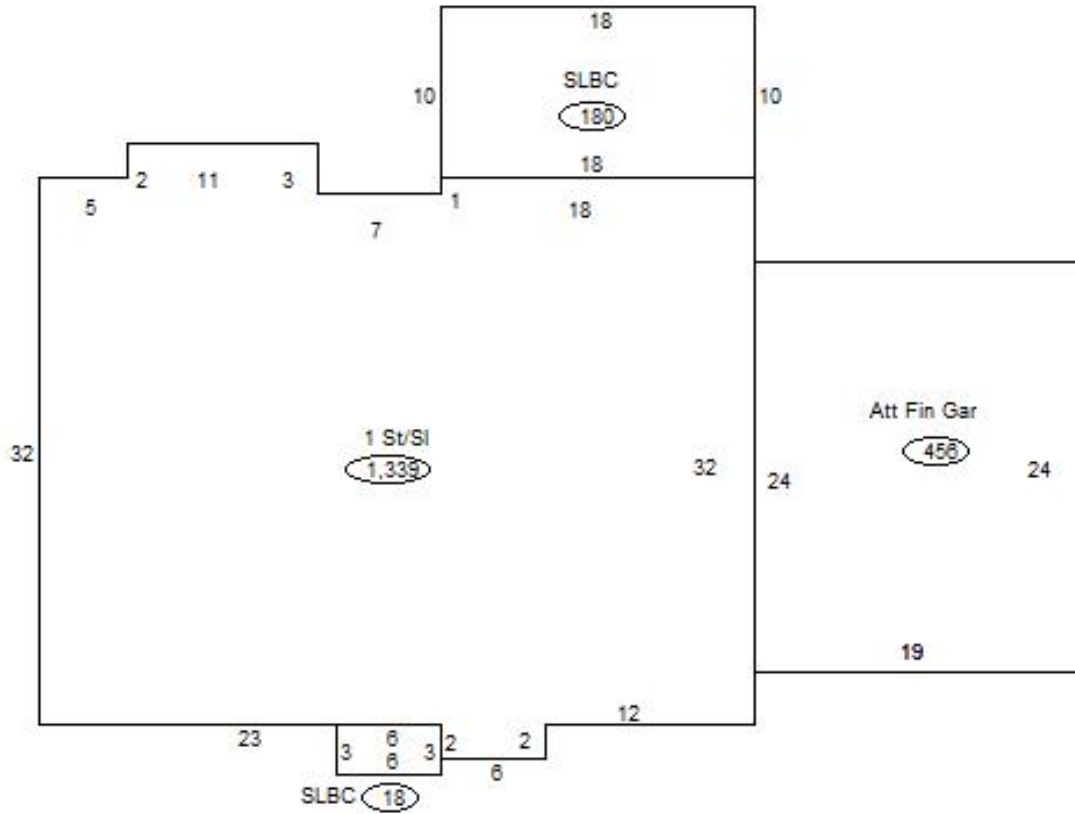
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Sketch Image

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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	1,339	1.000	1,339
2	G	5		13	Att Fin Gar	456	1.000	456
3	M	PRCH		13	SLBC	18	1.000	18
4	M	PRCH		13	SLBC	180	1.000	180
Total Building Area						1,339		1,339



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	16x10x8	Plank	Composition Shingle	160
	Qual	2	Cond 3	Year 2021	Eff Age 4	
Valuation Summary		Modifier Total		RCN	Depr (19% Phys/ % Func)	RCNLD
Base Cost (19.51 x 160)		3,122		3,122	593	2,529