



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 02:29:14
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Assessment Data					Primary Image																																																																																																																				
Account 660000327 Parcel ID 000000-00-0-00738-006-0004 Cadastral ID 01-20-15-05840 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 279387 HAFF, LEAH S & ROBERT D 9302 E MAPLE LN CLAREMORE OK 74019-0000 Parcel Location Situs 09302 E MAPLE LN Subdivision SHEPHERD VALLEY Lot/Block 0004 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1117 - R-V04-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.24641340 -95.66596469 LOT 4 BLOCK 6 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 0.4551 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 19,822.00 x 1.70 = 33,697 Factor Value Adjustments 1.0000 Lot Value 33,697		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,479 / 1,479
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,479
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	528 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1994 / 24

660000327	9/28/2025
660000327_001.JPG	

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	180,828	122.26	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	181,630		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.40	Total Misc Impr	+ 10,080				
Roofing Adj	+ 4.53	Garage Cost	+ 17,947				
Subfloor Adj	+ -1.17	Total RCN	= 225,045				
Heat/Cool Adj	+ 11.47	Depreciation (32%)	- 72,014				
Plumbing Adj	+ 11.98	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 153,031				
Adj Base Cost	= 133.21	Lot Value	+ 33,697				
Total Area	x 1,479	Indicated Value	= 186,728				
Adjusted Cost	= 197,018	Value Per SqFt	126.25				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	153,031		
Lot Value	33,697		
Indicated Value	186,728	126.25	Per SqFt
Agland Value			
Site Improvements	1,686		
Total Value	188,414	127.39	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	1125	26x6		156	23.73		3,702
PATO	SLAB PORCH - OPEN	1126	12x10		120	10.68		1,282



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	PCPT	Carport - Portable - NCV	18x20x8	Concrete	Formed Metal	360	
	Qual	3	Cond 3	Year 2019	Eff Age 5		
	Valuation Summary		Modifier Total		RCN	Depr (20% Phys/ 100% Func)	RCNLD
	Base Cost (5.55 x 360)		1,998		1,998	1,998	
	SHDS	Shed - Small	16x10x8	Plank	Composition Shingle	160	
	Qual	2	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary		Modifier Total		RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (19.51 x 160)		3,122		3,122	1,436	1,686