



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 18:13:14
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Assessment Data					Primary Image																																																																																																																				
Account 660000555 Parcel ID 21N15E-01-3-00000-000-0000 Cadastral ID 01-21-15-00310 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 114484 BARTON, LARRY DON 19627 S 4120 RD CLAREMORE OK 74017-0000 Parcel Location Situs 19627 S 4120 RD Subdivision Lot/Block / Parcel Size 48 - Acres Sec/Twn/Rng 1 / 21 / 15 / 3 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0322\IMG_0055. 3/23/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.33043449 -95.66655726																																																																																																																									
W 208.71', S 417.41' NW NW SW; AND TR DESC AS FOLLOWS: SW NW & NW NW SW LESS W 208.71' OF S 417.42' THEREOF; LESS W 208.7' OF S 174.8 4' OF SW NW & W 208.7' OF N 242.58' OF NW NW SW.					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		



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Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	
Lot Value	
Indicated Value	0.00 Per SqFt
Agland Value	6,024
Site Improvements	982
Total Value	7,006 0.00 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 0
Total Area	x	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LF	LOAFING SHED	0x0x0			576	
	Qual	3	Cond 3	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (60% Phys/ % Func)	RCNLD	
		Base Cost (4.26 x 576)	2,454		2,454	1,472	982



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Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		

C:\Users\RLN\Pictures\2018-05-09 05-09-18-2\05-09-18-2 043.JPG 5/10/2018

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Rustic Log
Base/Total Area	2,094 / 2,094
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,094
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	483 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1987 / 29

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	255,789	122.15	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	104,56	Total Misc Impr	+	24,027			
Roofing Adj	+ 4.56	Garage Cost	+	15,499			
Subfloor Adj	+ -2.43	Total RCN	=	299,559			
Heat/Cool Adj	+ 12.64	Depreciation (36%)	-	107,841			
Plumbing Adj	+ 4.85	Lump Sums	+	8,823			
Basement Adj	+ 0.00	RCNLD	=	200,541			
Adj Base Cost	= 124.18	Lot Value	+				
Total Area	x 2,094	Indicated Value	=	200,541			
Adjusted Cost	= 260,033	Value Per SqFt		95.77			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	200,541		
Lot Value			
Indicated Value	200,541	95.77	Per SqFt
Agland Value			
Site Improvements	24,823		
Total Value	225,364	107.62	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	1672	26x22		572	25.25		14,443
PRCH	SLAB PORCH - COVERED	1673	30x5		150	26.46		3,969
WODO	WOOD DECK - OPEN	1674	14x14		196	22.25	6%	4,099
WODO	WOOD DECK - OPEN	1675	23x12		276	18.21	6%	4,724



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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	2,094	1.000	2,094
2	G	1		13	Attached Garage	483	1.000	483
3	M	PRCH		13	SLBC	572	1.000	572
4	M	PRCH		13	SLBC	150	1.000	150
5	M	WODO		13	WODO	196	1.000	196
6	M	WODO		13	WODO	276	1.000	276
Total Building Area						2,094		2,094



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,544
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (28.55 x 1,544)	44,081		44,081	19,836	24,245
	LT	LEAN-TO	12x30x0			360
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 360)	1,051		1,051	473	578



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			2.541	122	122	311	311
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45			3.492	108	108	377	377
RS	ROUGH STONY LAND	TMBR	20			2.629	36	36	95	95
RVC	RIVERTON GRAVELLY LOAM 3-	TMBR	61			.019	110	110	2	2
VE	VERDIGRIS CLAY LOAM	TMBR	90			26.861	162	162	4,352	4,352
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			10.482	85	85	887	887
W	WATER	TMBR	0			1.976	0	0	0	0
TMBR Totals						48.000			6,024	6,024
Total Agland						48.000			6,024	6,024