



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:10:42
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Assessment Data					Primary Image																																																																																																																				
Account 660000579 Parcel ID 21N15E-01-3-00000-000-0000 Cadastral ID 01-21-15-02600 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 301538 EWTON, KELLY S 9465 E 480 RD CLAREMORE OK 74017-0000 Parcel Location Situs 09465 E 480 RD Subdivision Lot/Block / Parcel Size 1.21 - Acres Sec/Twn/Rng 1 / 21 / 15 / 3 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32254869 -95.66034224																																																																																																																									
Legal Description W 102', E 244', S 528' SE SE 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>R2014 10 8</td> <td>R16-NEW 34X59 1486 SQ FT ROOM AL</td> <td>10/2014</td> <td>07/2015</td> <td>132,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2014 10 8	R16-NEW 34X59 1486 SQ FT ROOM AL	10/2014	07/2015	132,000																																																																																																						
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Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size Lot Count Units Buildable 1.21 Non-Ag Acres 1.2365 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 53,862.00 x 1.04 = 56,275 Factor Value Adjustments 1.0000 Lot Value 56,275		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,812 / 1,812
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,812
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	546 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1978 / 36

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	194,806	107.51	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	102.73	Total Misc Impr	+ 15,784				
Roofing Adj	+ 4.36	Garage Cost	+ 14,704				
Subfloor Adj	+ -1.15	Total RCN	= 252,458				
Heat/Cool Adj	+ 11.47	Depreciation (45%)	- 113,606				
Plumbing Adj	+ 5.09	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 138,852				
Adj Base Cost	= 122.50	Lot Value	+ 56,275				
Total Area	x 1,812	Indicated Value	= 195,127				
Adjusted Cost	= 221,970	Value Per SqFt	107.69				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	138,852		
Lot Value	56,275		
Indicated Value	195,127	107.69	Per SqFt
Agland Value			
Site Improvements	10,000		
Total Value	205,127	113.20	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	1741	28x6		168	23.69		3,980
PRCH	SLAB PORCH - COVERED	1742	24x12		288	23.29		6,708



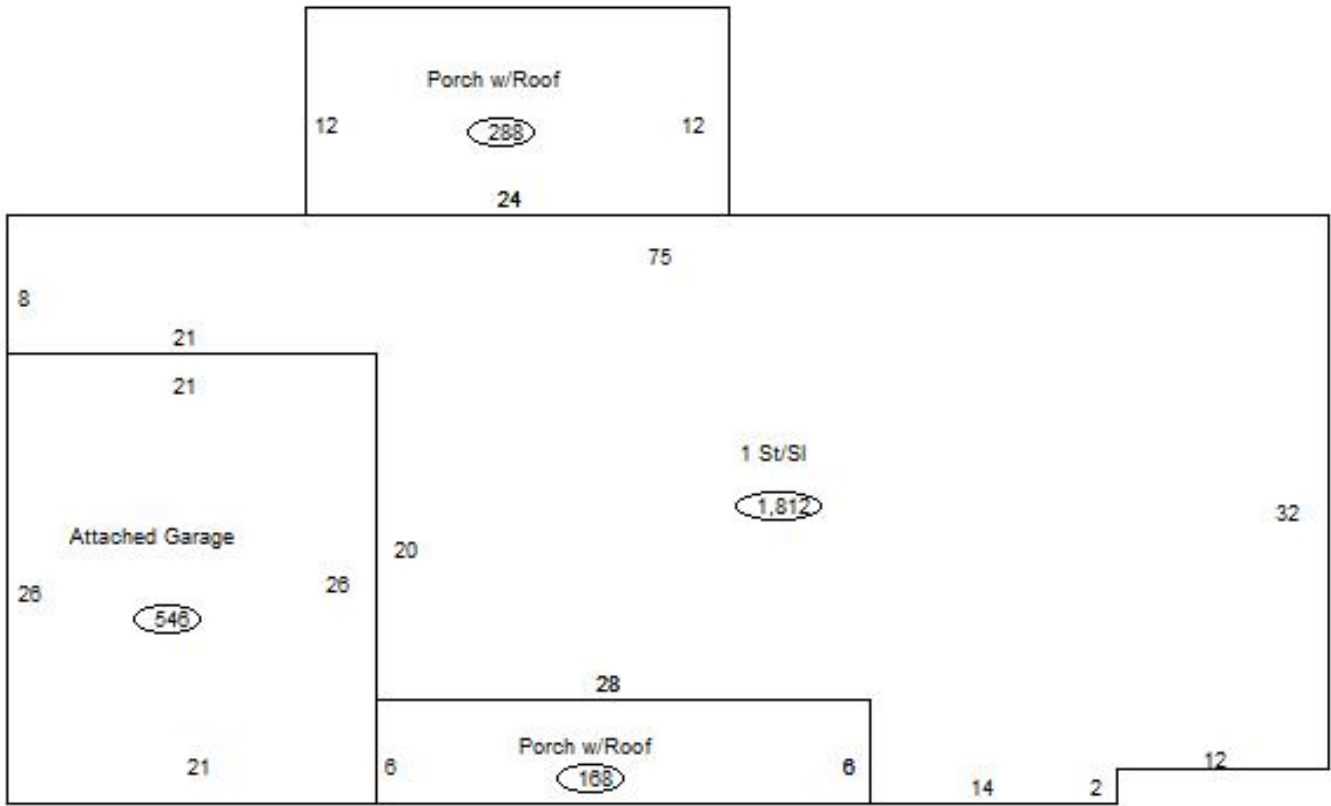
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Sketch Image

660000579



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,812	1.000	1,812
2	G	1		13	Attached Garage	546	1.000	546
3	M	PRCH		13	SLBC	168	1.000	168
4	M	PRCH		13	SLBC	288	1.000	288
Total Building Area						1,812		1,812



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			672
	Qual	2	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)
Base Cost (4.68 x 672)		3,145			3,145	3,145
	SV	SWIM VINYL	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (60% Phys/ % Func)
Base Cost (25,000.00 x 1)		25,000			25,000	15,000
						10,000
	STF	STG FAIR	0x0x0			
	Qual	2	Cond 3	Year	Eff Age 1520	
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)
Base Cost (4.68 x)						



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

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,472 / 1,472
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,472
Fixture/RghIn	7 /
Bed/F/H Bath	2 / 1.5 /
Basement Area	
Garage Type	446 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 / 8



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	219,584	149.17	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	111.92	Total Misc Impr	+	8,436			
Roofing Adj	+ 4.89	Garage Cost	+	14,642			
Subfloor Adj	+ -2.34	Total RCN	=	220,341			
Heat/Cool Adj	+ 12.64	Depreciation (8%)	-	17,627			
Plumbing Adj	+ 6.90	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	202,714			
Adj Base Cost	= 134.01	Lot Value	+				
Total Area	x 1,472	Indicated Value	=	202,714			
Adjusted Cost	= 197,263	Value Per SqFt		137.71			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	202,714		
Lot Value			
Indicated Value	202,714	137.71	Per SqFt
Agland Value			
Site Improvements			
Total Value	202,714	137.71	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	123432	13x8		104	26.60		2,766
PRCH	SLAB PORCH - COVERED	123433	216		216	26.25		5,670



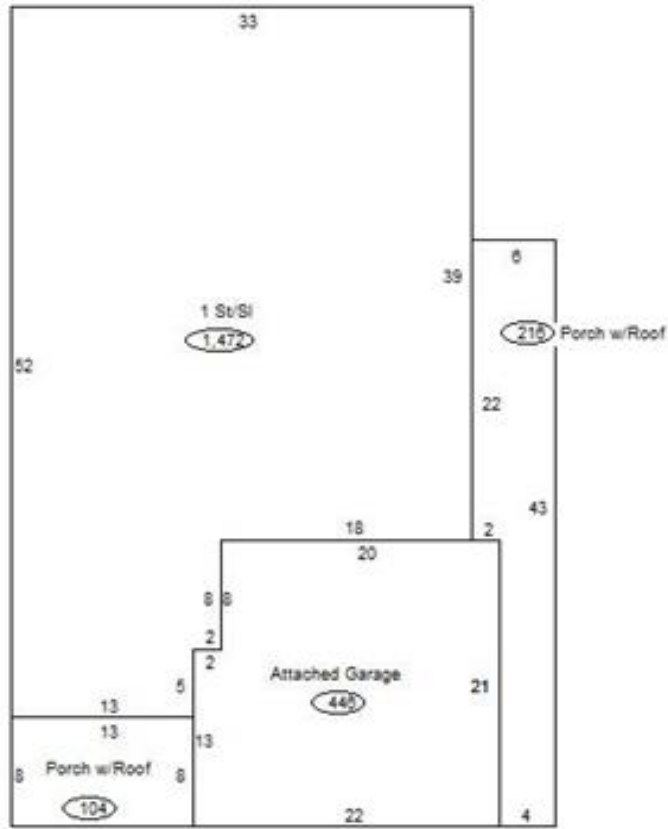
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3	M	PRCH		13	SLBC	104	1.000	104
4	M	PRCH		13	SLBC	216	1.000	216
Total Building Area						1,472		1,472