



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 07:11:28  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000592 <b>Parcel ID</b> 000000-00-0-00546-001-0011 <b>Cadastral ID</b> 01-21-15-03370 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 8 - CLAREMORE/ NW FIRE <b>Name ID</b> 268100 BANIS, DONALD J & CYNTHIA A  9815 E NORTHGLEN CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 09815 E NORTHGLEN <b>Subdivision</b> NORTHAVEN 3 <b>Lot/Block</b> 0011 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 21 / 15 / 5 <b>Neighborhood</b> 1114 - R-V01,4-NW OOLOGAH <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.33409981 -95.65442526																																																																																																																									
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Lot Data		Square-Foot - NBHD 1114 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.1432		
Topography			
Street Access			
Utilities			
Amenities	LAND VALUE	0	0
Method	Square-Foot		
Base Lot Value	49,800.00 x 1.45 = 72,192		
Factor Value			
Adjustments	1.0000		
Lot Value	72,192		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	60% Veneer, Stone 40% Frame, Siding, Wood
Base/Total Area	1,650 / 2,034
Style	100% 1 1/2 Story Finished
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	1,650
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	520 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1981 / 34

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	223,890 110.07 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	259,660 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	157,292
Lot Value	72,192
Indicated Value	229,484 112.82 Per SqFt
Agland Value	
Site Improvements	
Total Value	229,484 112.82 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	97.04	Total Misc Impr	+ 19,132
Roofing Adj	+ 3.88	Garage Cost	+ 16,437
Subfloor Adj	+ -1.87	Total RCN	= 269,052
Heat/Cool Adj	+ 6.14	Depreciation ( 42%)	- 113,002
Plumbing Adj	+ 9.60	Lump Sums	+ 1,242
Basement Adj	+ 0.00	RCNLD	= 157,292
Adj Base Cost	= 114.79	Lot Value	+ 72,192
Total Area	x 2,034	Indicated Value	= 229,484
Adjusted Cost	= 233,483	Value Per SqFt	112.82

### 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
EPSW	ENCLOSED PORCH - SOLID WALL	1786		160	160	69.49		11,118
PRCH	SLAB PORCH - COVERED	1787	10x9		90	26.65		2,399
WODO	WOOD DECK - OPEN	1788	10x9		90	27.60	50%	1,242



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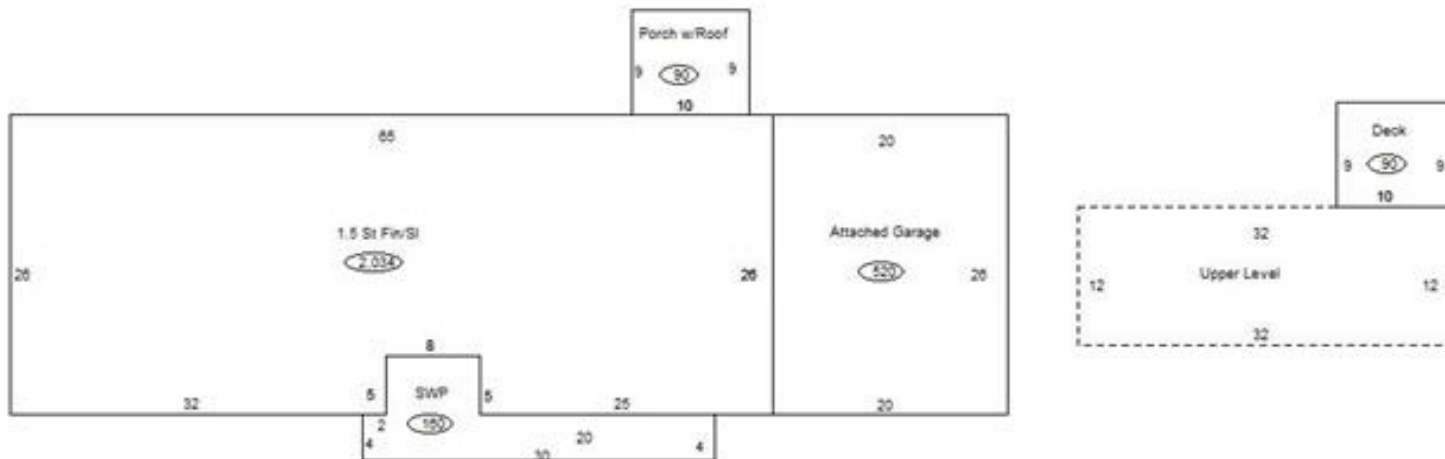
Date 04/17/2026

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### Sketch Image

660000592



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,650	1.233	2,034
2	G	1		13	Attached Garage	520	1.000	520
3	M	EPSW		13	EPSW	160	1.000	160
4	M	PRCH		13	SLBC	90	1.000	90
5	M	WODO		13	WODO	90	1.000	90
6	U	^UL	Overhang	13	Upper Level	384	1.000	384
<b>Total Building Area</b>						1,650		2,034