



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:26:29
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660000615 Parcel ID 000000-00-0-00417-001-0006 Cadastral ID 01-21-16-00230 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 93 - JUSTUS/TRI-DISTRICT FIRE Name ID 336873 FAUGHT, WADE A & HONG LI 19645 S KINGSBURY RD CLAREMORE OK 74017-0000 Parcel Location Situs 19645 S KINGSBURY RD Subdivision KINGS RIDGE ESTS 2 Lot/Block 0006 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S009 - JUSTUS-TIAWAH SCHOOLS					<p style="text-align: right; color: orange;">02/21/2023</p> <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-21\IMG_008; 2/22/2023</p>																																																																																																																				
Legal Description Lat/Long: 36.32471974 -95.55932309 LOT 6 BLOCK 1 KINGS RIDGE EST. 2																																																																																																																									
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Lot Data	Square-Foot - NBHD 1109 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.1282 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 49,142.00 x 1.80 = 88,482 Factor Value Adjustments 1.0000 Lot Value 88,482		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	40% Veneer, Stone 60% Frame, Siding, Vinyl
Base/Total Area	1,380 / 1,380
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,380
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 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	
Adusted R	0.8445		
Indicated Value	152,764	110.70	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	196,950		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.63	Total Misc Impr	+ 19,120				
Roofing Adj	+ 4.62	Garage Cost	+ 13,373				
Subfloor Adj	+ -1.21	Total RCN	= 212,873				
Heat/Cool Adj	+ 11.47	Depreciation (45%)	- 95,793				
Plumbing Adj	+ 10.20	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 117,080				
Adj Base Cost	= 130.71	Lot Value	+ 88,482				
Total Area	x 1,380	Indicated Value	= 205,562				
Adjusted Cost	= 180,380	Value Per SqFt	148.96				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	117,080		
Lot Value	88,482		
Indicated Value	205,562	148.96	Per SqFt
Agland Value			
Site Improvements			
Total Value	205,562	148.96	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	1882	4x4		16	24.22		388
EPSW	ENCLOSED PORCH - SOLID WALL	1883	16x12		192	62.04		11,912
PATO	SLAB PORCH - OPEN	144977	14x12		168	10.26		1,724



Rogers

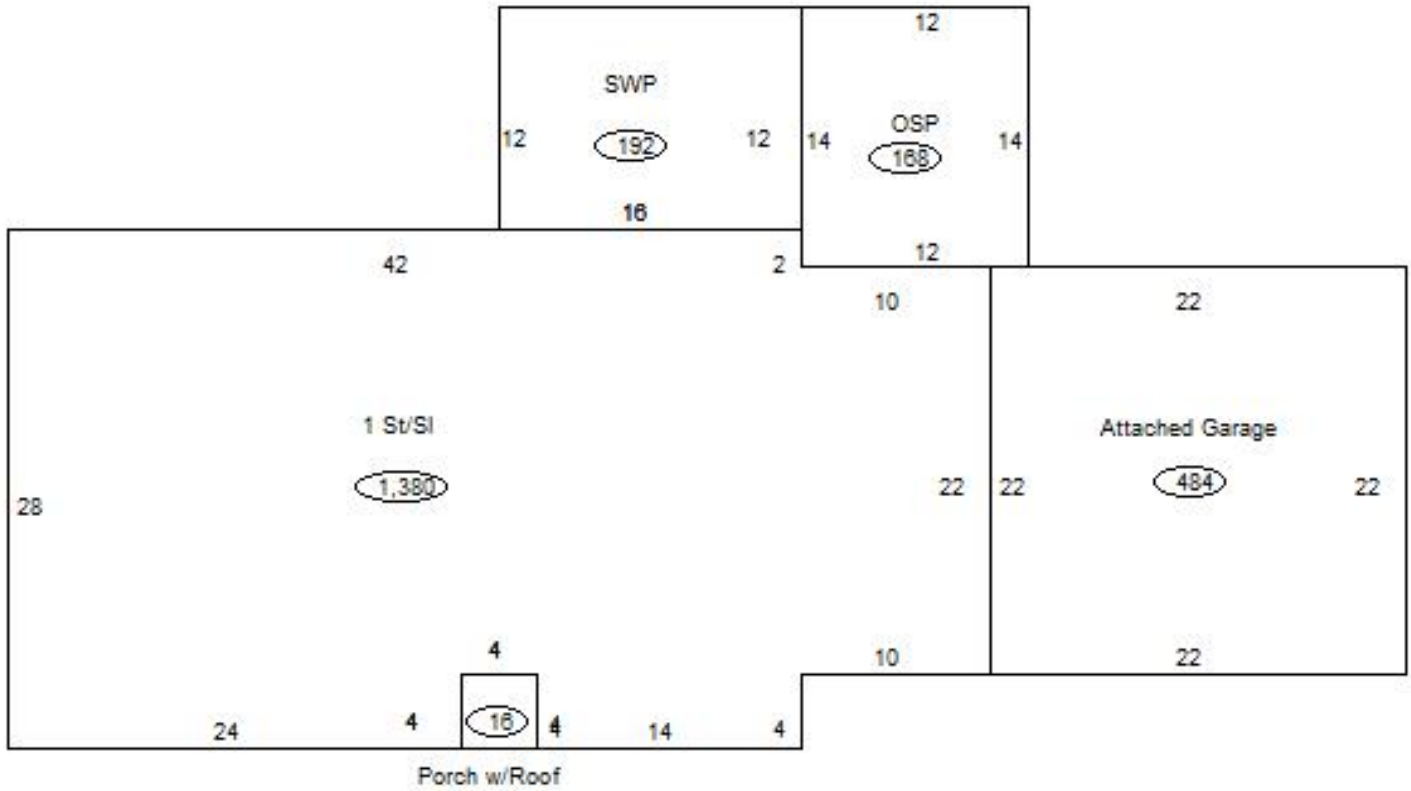
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Sketch Image

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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	1,380	1.000	1,380
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	16	1.000	16
4	M	EPSW		13	EPSW	192	1.000	192
5	M	PATO		13	Open Slab	168	1.000	168
Total Building Area						1,380		1,380



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				