



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:15:16
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Assessment Data					Primary Image																																																																																																																				
Account 660000627 Parcel ID 000000-00-0-00441-001-0002 Cadastral ID 01-21-16-00350 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 93 - JUSTUS/TRI-DISTRICT FIRE Name ID 317461 WOODALL, ANDREA DAWN 19277 S 4180 RD CLAREMORE OK 74017-0000 Parcel Location Situs 19277 S 4180 RD Subdivision LAKESIDE Lot/Block 0002 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.33190415 -95.56055877																																																																																																																									
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		Square-Foot - NBHD 1029 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.932		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	40,596.00 x 1.50 = 60,894		
Factor Value			
Adjustments	1.0000		
Lot Value	60,894		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Vinyl
Base/Total Area	1,456 / 1,456
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	648 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1970 / 42

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	165,906	113.95	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	153,060		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	100.97	Total Misc Impr	+ 5,841
Roofing Adj	+ 4.55	Garage Cost	+ 16,880
Subfloor Adj	+ 1.18	Total RCN	= 205,216
Heat/Cool Adj	+ 11.47	Depreciation (50%)	- 102,608
Plumbing Adj	+ 7.17	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 102,608
Adj Base Cost	= 125.34	Lot Value	+ 60,894
Total Area	x 1,456	Indicated Value	= 163,502
Adjusted Cost	= 182,495	Value Per SqFt	112.30

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	102,608		
Lot Value	60,894		
Indicated Value	163,502	112.30	Per SqFt
Agland Value			
Site Improvements	973		
Total Value	164,475	112.96	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	1925	16x3		48	24.12		1,158
PATO	SLAB PORCH - OPEN	1926	24x24		576	8.13		4,683
SHLT	STORM SHELTER			1 2015	1	0.00		



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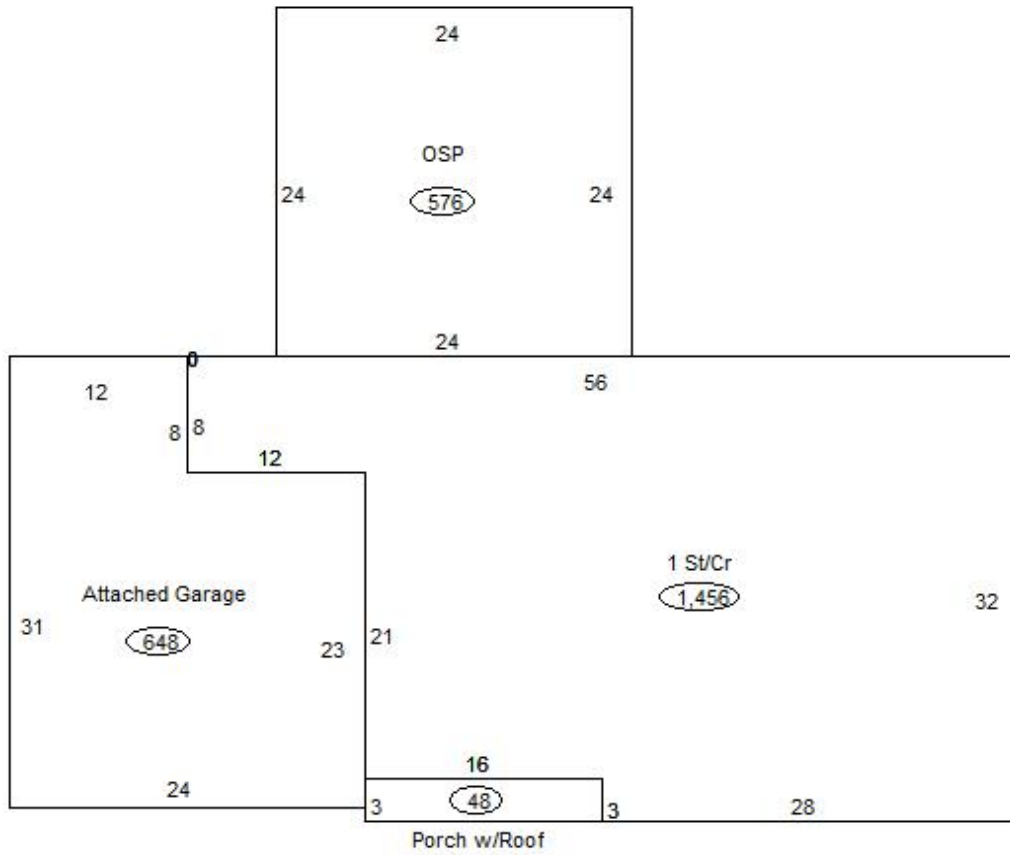
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,456	1.000	1,456
2	G	1		13	Attached Garage	648	1.000	648
3	M	PRCH		13	SLBC	48	1.000	48
4	M	PATO		13	Open Slab	576	1.000	576
Total Building Area						1,456		1,456



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF	STG FAIR	0x0x0			416	
	Qual	2	Cond 3	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
		Base Cost (4.68 x 416)	1,947		1,947	974	973