



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:40:37
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660000701 Parcel ID 000000-00-0-00456-002-0005 Cadastral ID 01-22-15-01680 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 320845 PFAFF, STEVEN A 9850 E OAK ST CLAREMORE OK 74017-0000 Parcel Location Situs 09850 E OAK ST Subdivision LITTLE PONDEROSA Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 22 / 15 / 5 Neighborhood 1085 - R-V04-NW SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.41651668 -95.65289182																																																																																																																									
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Page 2

Lot Data	Square-Foot - NBHD 1085 #1	Primary Image
Lot Size		<p>03/24/2022 13:04</p> <p>\\tsclient\T\TOMMY DUNLAP\New folder (32)\IMG_0059.JPG 3/25/2022</p>
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.4293	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	18,700.00 x 3.15 = 58,905	
Factor Value		
Adjustments	1.0000	
Lot Value	58,905	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Stone
Base/Total Area	1,846 / 1,846
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	500 Built-In Garage
Remodel	
Year/Eff Age	1964 / 47

Cost Approach		Manual : 01/2025	
Base Cost	89.36	Total Misc Impr	+ 44,478
Roofing Adj	+ 3.90	Garage Cost	+ 9,950
Subfloor Adj	+ 2.28	Total RCN	= 259,186
Heat/Cool Adj	+ 10.30	Depreciation (56%)	- 145,144
Plumbing Adj	+ 5.08	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 114,042
Adj Base Cost	= 110.92	Lot Value	+ 58,905
Total Area	x 1,846	Indicated Value	= 172,947
Adjusted Cost	= 204,758	Value Per SqFt	93.69

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	204,571	110.82	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	191,920		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	114,042		
Lot Value	58,905		
Indicated Value	172,947	93.69	Per SqFt
Agland Value			
Site Improvements	56,620		
Total Value	229,567	124.36	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	2057	19x5		95	20.99		1,994
EPSW	ENCLOSED PORCH - SOLID WALL	2058	31x24		744	50.95		37,907



Rogers

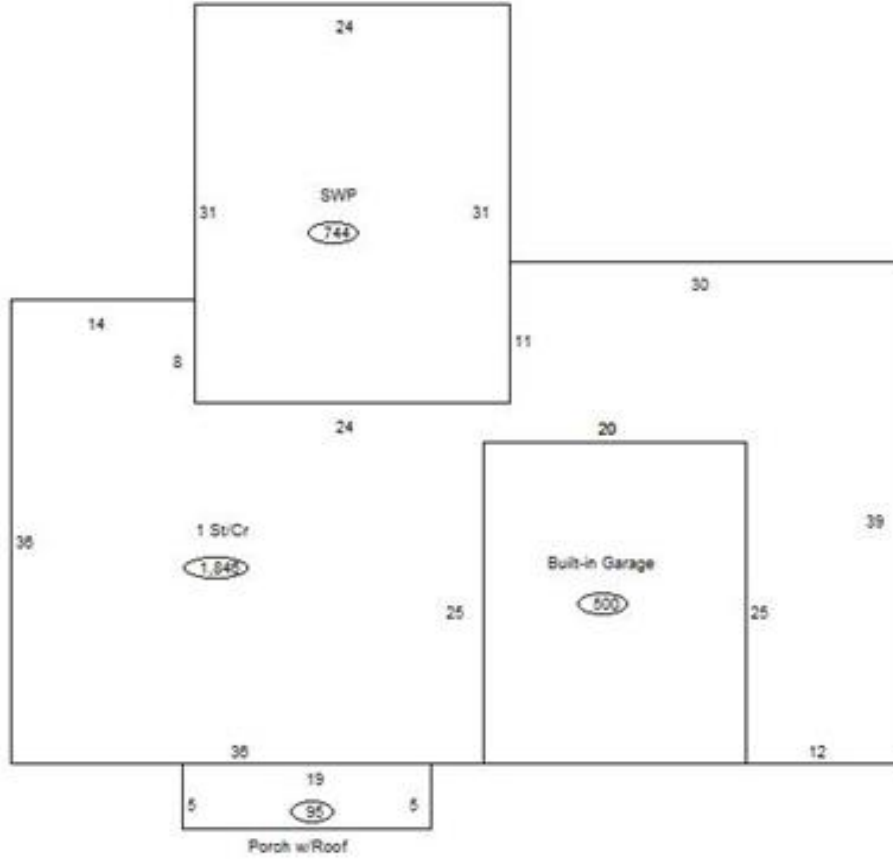
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 Time 08:40:37
 Page 3

Sketch Image

660000701



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,846	1.000	1,846
2	G	8		13	Built-in Garage	500	1.000	500
3	M	PRCH		13	SLBC	95	1.000	95
4	M	EPSW		13	EPSW	744	1.000	744
Total Building Area						1,846		1,846



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Page 4

660000701

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	50x40x0			2,000
	Qual 2	Cond	Year 2017	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)	RCNLD
Base Cost (28.31 x 2,000)		56,620		56,620		56,620