



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:09:22
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660000735 Parcel ID 000000-00-0-00072-005-0001 Cadastral ID 01-22-15-02220 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 341630 OFFILL, DONALD & MONYA 13554 S ROCKHILL RD CLAREMORE OK 74017-0000 Parcel Location Situs 13554 S ROCKHILL RD Subdivision BRIARCLIFF ESTATES Lot/Block 0001 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 22 / 15 / 5 Neighborhood 1085 - R-V04-NW SEQUOYAH School District S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (34)\IMG_0030.JPG 3/29/2022</p>																																																																																																																				
Legal Description Lot/Long: 36.41386627 -95.65582357 LOT 1 BLOCK 5 BRIARCLIFF ESTATES																																																																																																																									
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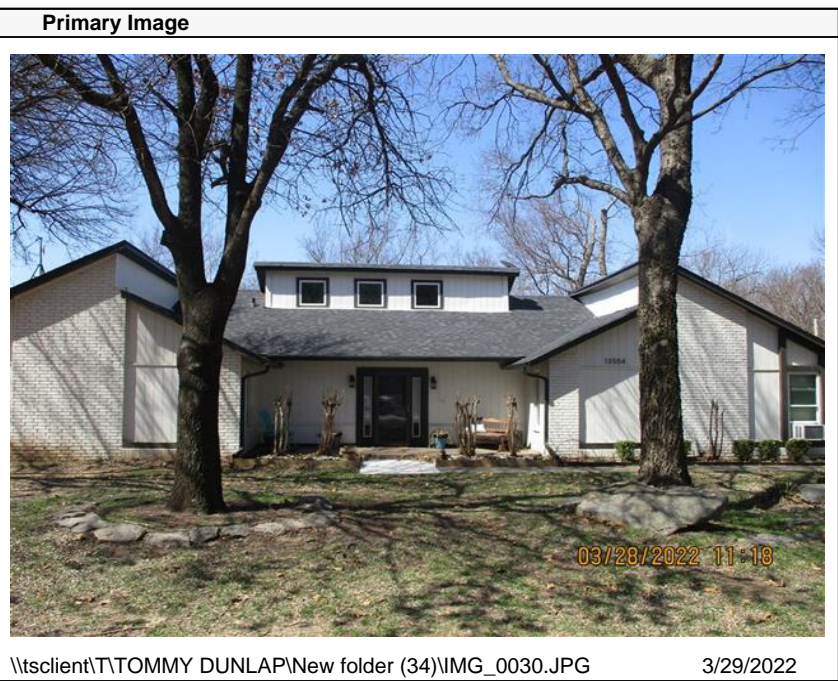
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Lot Data		Square-Foot - NBHD 1085 #1	
Lot Size			
Lot Count			
Units Buildable	22000		
Non-Ag Acres	0.5154		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	22,450.00 x 3.15 = 70,718		
Factor Value			
Adjustments	1.8600		
Lot Value	131,535		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,891 / 1,891
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,891
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	504 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1976 / 38

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	230,461 121.87 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	219,490 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	160,811
Lot Value	131,535
Indicated Value	292,346 154.60 Per SqFt
Agland Value	
Site Improvements	
Total Value	292,346 154.60 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	109.73	Total Misc Impr	+ 16,527
Roofing Adj	+ 5.32	Garage Cost	+ 20,024
Subfloor Adj	+ -3.62	Total RCN	= 292,384
Heat/Cool Adj	+ 14.47	Depreciation (45%)	- 131,573
Plumbing Adj	+ 9.39	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 160,811
Adj Base Cost	= 135.29	Lot Value	+ 131,535
Total Area	x 1,891	Indicated Value	= 292,346
Adjusted Cost	= 255,833	Value Per SqFt	154.60

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	2165	16x10		160	28.96		4,634
PATO	SLAB PORCH - OPEN	2166	17x10		170	12.20		2,074
PATO	SLAB PORCH - OPEN	2167	11x10		110	12.82		1,410
PATO	SLAB PORCH - OPEN	2168	23x7		161	12.29		1,979

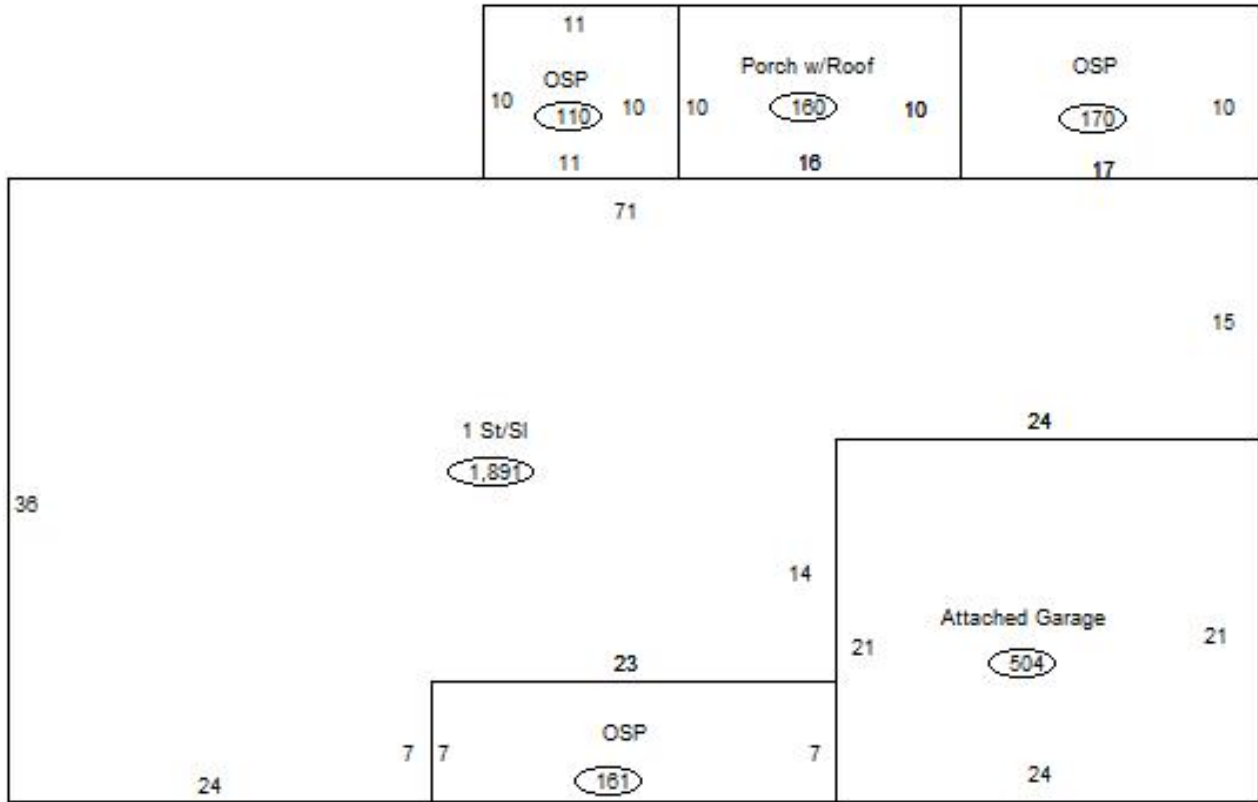


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Sketch Image

660000735



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,891	1.000	1,891
2	G	1		13	Attached Garage	504	1.000	504
3	M	PRCH		13	SLBC	160	1.000	160
4	M	PATO		13	Open Slab	170	1.000	170
5	M	PATO		13	Open Slab	110	1.000	110
6	M	PATO		13	Open Slab	161	1.000	161
Total Building Area						1,891		1,891