



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:10:02
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660001127 Parcel ID 20N15E-02-3-00000-000-0000 Cadastral ID 02-20-15-00200 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 344278 WHITE, DIANNA MARIE & JASON ALEXANDER 25414 S 4111 RD CLAREMORE OK 74019-0000 Parcel Location Situs 25414 S 4111 RD Subdivision Lot/Block / Parcel Size .65 - Acres Sec/Twn/Rng 2 / 20 / 15 / 3 Neighborhood 2015 - UNPLATTED School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.23735035 -95.68970632																																																																																																																									
TR IN NW SW SW, BEG: 300' W SE/C NW SW SW, N 200', E 40', N 115' W 182.5'S 165', E 92.5' S 150', E 50' TO POB					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>R2015 07 16</td> <td>R16-NEW 1224 REMODEL BURN OUT</td> <td>07/2015</td> <td>12/2015</td> <td>60,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2015 07 16	R16-NEW 1224 REMODEL BURN OUT	07/2015	12/2015	60,000																																																																																																						
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 Time 05:10:02
 Page 2

Lot Data	Square-Foot - NBHD 2015 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.9242 Topography Street Access Utilities Amenities LAND QUALITY 0 FLOOD ZONE 0 Method Square-Foot Base Lot Value 40,258.00 x .64 = 25,574 Factor Value Adjustments 2.2986 Lot Value 58,784		<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0308\IMG_0061. 3/9/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,224 / 1,224
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	STANDARD -
Year/Eff Age	1982 / 23

Cost Approach		Manual : 01/2025	
Base Cost	91.96	Total Misc Impr	+ 2,330
Roofing Adj	+ 4.91	Garage Cost	+
Subfloor Adj	+ 2.40	Total RCN	= 141,450
Heat/Cool Adj	+ 10.30	Depreciation (33%)	- 46,679
Plumbing Adj	+ 4.09	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 94,771
Adj Base Cost	= 113.66	Lot Value	+ 58,784
Total Area	x 1,224	Indicated Value	= 153,555
Adjusted Cost	= 139,120	Value Per SqFt	125.45

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	95,334 77.89 Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	94,771
Lot Value	58,784
Indicated Value	153,555 125.45 Per SqFt
Agland Value	
Site Improvements	6,614
Total Value	160,169 130.86 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	WOOD DECK - OPEN	2966	24x10		240	17.86	100%	
PATO	Slab Porch - Open	2967	18x16		288	8.09		2,330



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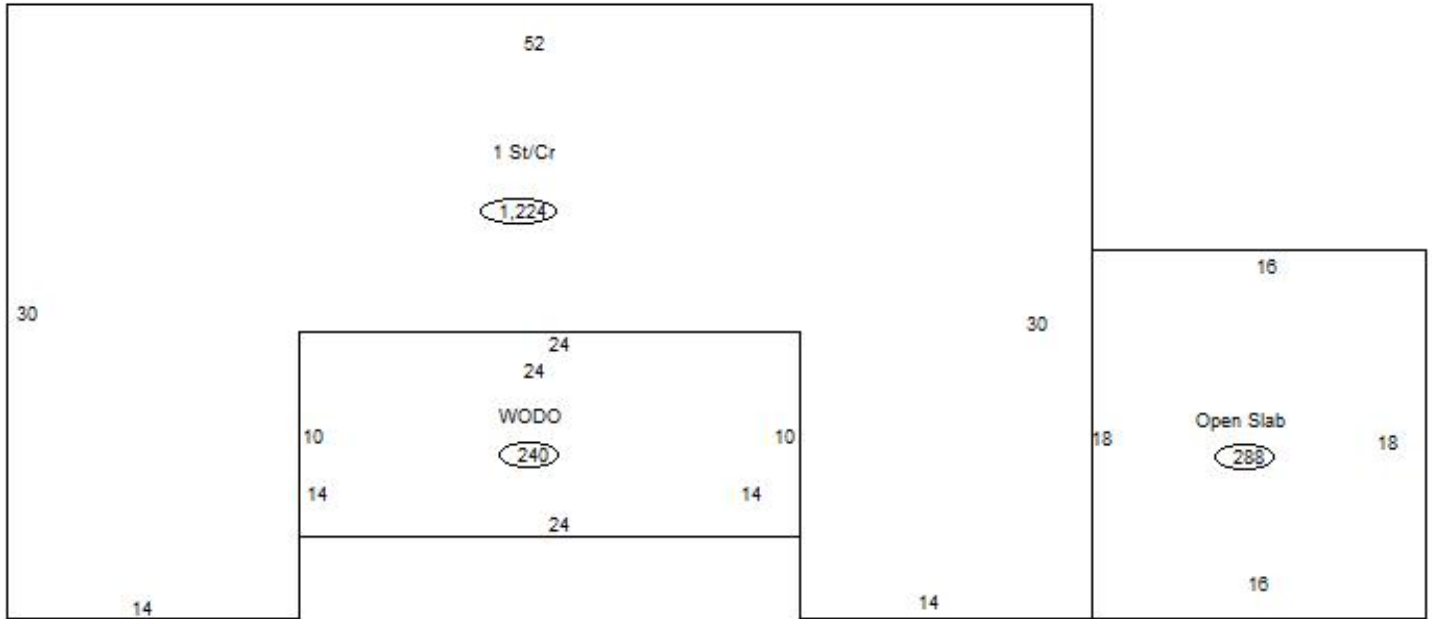
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Time 05:10:02

Page 3

Sketch Image

660001127



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,224	1.000	1,224
2	M	WODO		10	WODO	240	1.000	240
3	M	PATO		10	Open Slab	288	1.000	288
Total Building Area						1,224		1,224



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 Page 4

660001127

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	Carport - Detached	20x18x8	Concrete	Formed Metal	360
Qual	3	Cond 3	Year 2016	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (43% Phys/ % Func)	RCNLD	
Base Cost (9.09 x 360)		3,272		3,272	1,407	1,865
SHDS	Shed - Small		10x20x8	Plank	Formed Metal	200
Qual	3	Cond 3	Year 2016	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD	
Base Cost (23.63 x 200)		4,726		4,726	1,749	2,977
SHDS	Shed - Small UNDER PCPT		4x8x6	Plank	Formed Metal	32
Qual	3	Cond 3	Year 2016	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD	
Base Cost (37.81 x 32)		1,210		1,210	448	762
SHDS	Shed - Small		8x10x6	Plank	Formed Metal	80
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD	
Base Cost (30.79 x 80)		2,463		2,463	1,453	1,010