



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:08:49
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Assessment Data					Primary Image																																																																																																																				
Account 660001234 Parcel ID 000000-00-0-00930-002-0005 Cadastral ID 02-20-15-06060 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 271407 MCCALL-CRAWFORD, MICHELLE & KEITH L CRAWFORD 25685 S SUNNY LN CLAREMORE OK 74019-0000 Parcel Location Situs 25685 E SUNNY LN Subdivision WILLIS ESTATES Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 2 / 20 / 15 / 5 Neighborhood 1116 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0301\IMG_0089. 3/3/2022</p>																																																																																																																				
Legal Description Lot/Long: 36.23821597 -95.67582857 LOT 5 BLOCK 2 WILLIS ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1116 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.4724 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 64,136.00 x 1.11 = 71,272 Factor Value Adjustments 1.0000 Lot Value 71,272		

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Vinyl
Base/Total Area	1,716 / 2,736
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,716
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	650 Attached Garage - Finished
Remodel	
Year/Eff Age	1994 / 14

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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	421,284	153.98	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	388,720		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	98.22	Total Misc Impr	+	22,438			
Roofing Adj	+ 3.92	Garage Cost	+	37,551			
Subfloor Adj	+ -3.04	Total RCN	=	400,922			
Heat/Cool Adj	+ 16.31	Depreciation (14%)	-	56,129			
Plumbing Adj	+ 9.20	Lump Sums	+	19,642			
Basement Adj	+ 0.00	RCNLD	=	364,435			
Adj Base Cost	= 124.61	Lot Value	+	71,272			
Total Area	x 2,736	Indicated Value	=	435,707			
Adjusted Cost	= 340,933	Value Per SqFt		159.25			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	364,435		
Lot Value	71,272		
Indicated Value	435,707	159.25	Per SqFt
Agland Value			
Site Improvements	53,421		
Total Value	489,128	178.77	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	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	3278		347	347	31.79		11,031
PATO	SLAB PORCH - OPEN	3279	32x12		384	10.84		4,163
GRDT	Garage - Detached	179483	24x20		480	40.92		19,642



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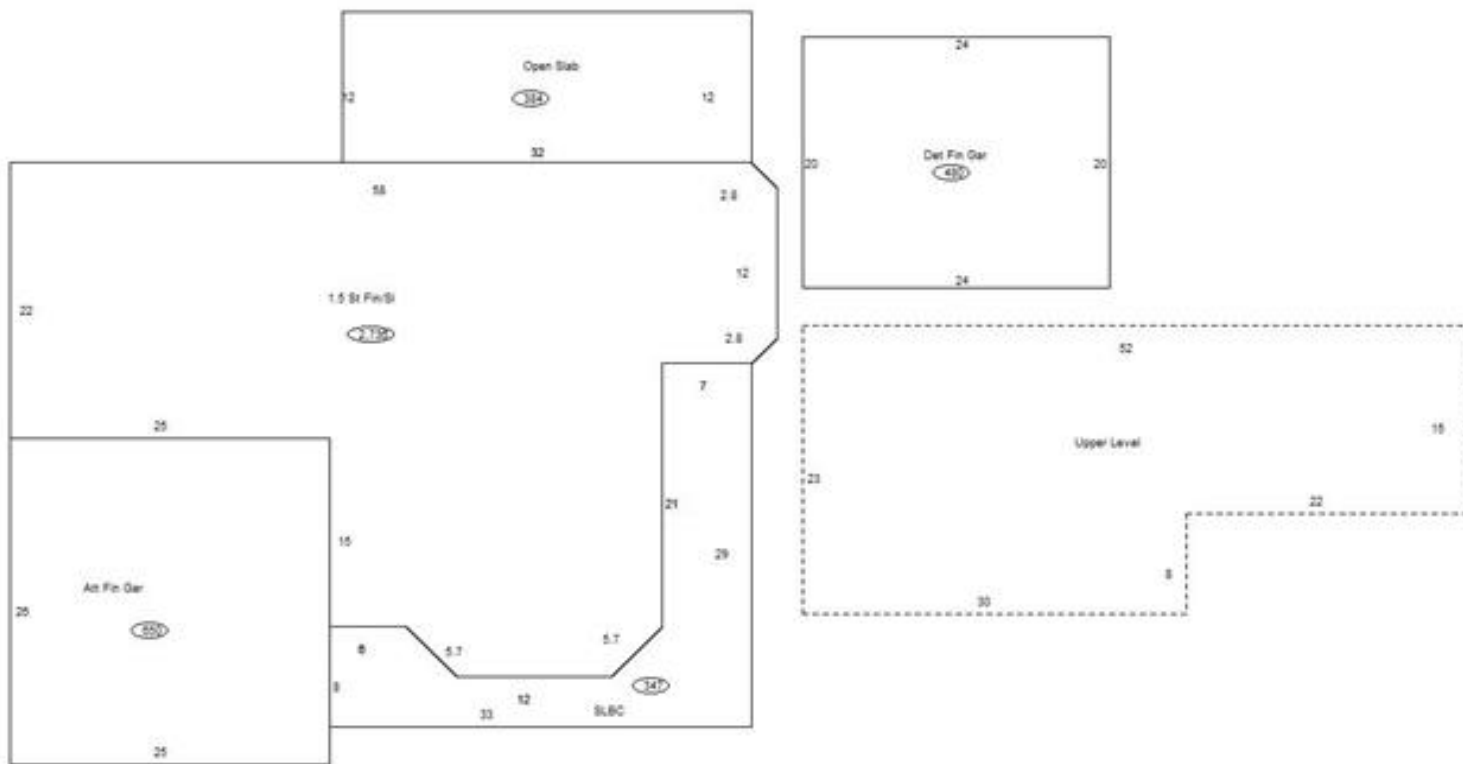
Date 04/17/2026

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Sketch Image

660001234



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,716	1.594	2,736
2	G	5		10	Att Fin Gar	650	1.000	650
3	M	PRCH		10	SLBC	347	1.000	347
4	M	PATO		10	Open Slab	384	1.000	384
5	U	^UL	Overhang	10	Upper Level	1,020	1.000	1,020
6	G	6		10	Det Fin Gar	480	1.000	480
Total Building Area						1,716		2,736



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	UTIL	Utility Building	40x24x10	Concrete	Formed Metal	960		
	Qual	3	Cond	3	Year	2021	Eff Age	4
	Warm & Cooled Air		Total Area		960	6,778		
	Valuation Summary		Modifier Total		RCN	Depr (7% Phys/ % Func)	RCNLD	
Base Cost (31.86 x 960)		30,586	6,778	37,364	2,615	34,749		
	PATO	Patio - Open	24x10x0	Concrete		240		
	Qual	4	Cond	3	Year	2021	Eff Age	4
	Valuation Summary		Modifier Total		RCN	Depr (21% Phys/ % Func)	RCNLD	
	Base Cost (12.38 x 240)		2,971		2,971	624	2,347	
	SPLG	Swimming Pool - In Ground	0x0x0	Concrete		430		
	Qual	5	Cond	6	Year	2002	Eff Age	7
	Valuation Summary		Modifier Total		RCN	Depr (39% Phys/ % Func)	RCNLD	
	Base Cost (62.24 x 430)		26,763		26,763	10,438	16,325	