



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 05:33:40  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660001311 <b>Parcel ID</b> 000000-00-0-00498-002-0001 <b>Cadastral ID</b> 02-20-16-03080 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 348903 LEE, BEE & YANG NENG VANG LEE  25005 S HACKAMORE RD W CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 25005 S HACKAMORE RD W <b>Subdivision</b> MEADOWRANCH II AMD <b>Lot/Block</b> 0001 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 2 / 20 / 16 / 5 <b>Neighborhood</b> 1127 - R-V01,3,4-SE JUSTUS <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS					 <p>D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-8\IMG_ 9/8/2021</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.24916267 -95.57616690 LOT 1 BLOCK 2 MEADOWRANCH 2 AMD																																																																																																																									
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	No	1,000		<b>Building Permits</b> <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>4923</td> <td>NEW HOME</td> <td>04/1998</td> <td>01/1999</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	4923	NEW HOME	04/1998	01/1999																																																																																													
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Lot Data		Square-Foot - NBHD 1127 #1
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	43,600.00 x 1.31 = 57,090	
Factor Value		
Adjustments	1.6454	
Lot Value	93,936	



D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-8\IMG\_ 9/8/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Vinyl
Base/Total Area	1,358 / 2,003
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,358
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	441 Attached Garage - Finished
Remodel	PARTIAL -
Year/Eff Age	1998 / 14

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	236,665	118.16	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	211,770		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	89.91	Total Misc Impr	+	8,986			
Roofing Adj	+ 3.38	Garage Cost	+	18,200			
Subfloor Adj	+ -1.61	Total RCN	=	251,662			
Heat/Cool Adj	+ 12.64	Depreciation ( 14%)	-	35,233			
Plumbing Adj	+ 7.75	Lump Sums	+	1,264			
Basement Adj	+ 0.00	RCNLD	=	217,693			
Adj Base Cost	= 112.07	Lot Value	+	93,936			
Total Area	x 2,003	Indicated Value	=	311,629			
Adjusted Cost	= 224,476	Value Per SqFt		155.58			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	217,693		
Lot Value	93,936		
Indicated Value	311,629	155.58	Per SqFt
Agland Value			
Site Improvements	3,872		
Total Value	315,501	157.51	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	5,615.40		5,615
BALW	Balcony - Wood	3530	9x5		45	28.08		1,264
PATO	Patio - Open	3531	163		163	10.90		1,777
PATO	Patio - Open	3532	16x9		144	11.07		1,594



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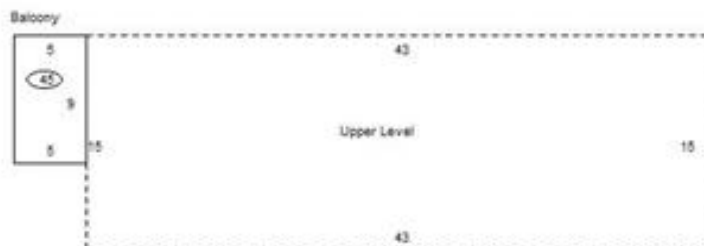
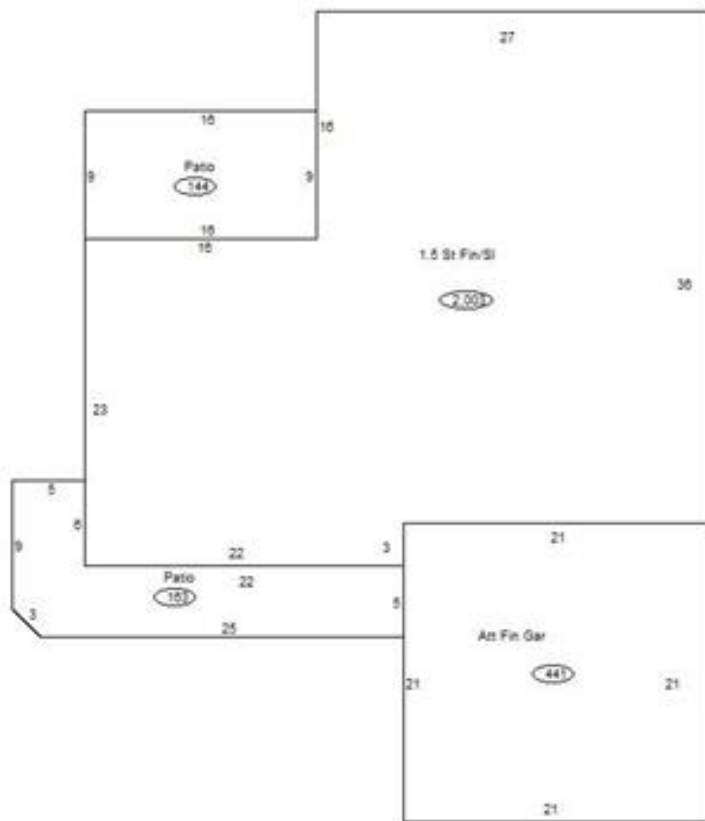
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### Sketch Image

660001311



### 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	1,358	1.475	2,003
2	G	5		10	Att Fin Gar	441	1.000	441
3	U	^UL	Overhang	10	Upper Level	645	1.000	645
4	M	BALW		10	Balcony	45	1.000	45
5	M	PATO		10	Patio	163	1.000	163
6	M	PATO		10	Patio	144	1.000	144
<b>Total Building Area</b>						<b>1,358</b>		<b>2,003</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	14x24x8	Plank	Formed Metal	336
	Qual 4	Cond 3	Year 2006	Eff Age 15		

Valuation Summary	Modifier Total	RCN	Depr (51% Phys/ % Func)	RCNLD	
Base Cost (23.52 x 336)	7,903		7,903	4,031	3,872