



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																															
Account 660001491 Parcel ID 21N15E-02-4-00000-000-0000 Cadastral ID 02-21-15-01200 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 115124 SHISLER, SANDRA RAE REVOCABLE LIVING TRUST 19612 S 4120 RD CLAREMORE OK 74017-0000 Parcel Location Situs 19612 S 4120 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 2 / 21 / 15 / 4 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS																																																																																																																				
Legal Description S2 N2 NE SE Lat/Long: 36.32777299 -95.67088010																																																																																																																				
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Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	10	
Non-Ag Acres	9.8914	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	430,870.00 x .42 = 179,355	
Factor Value		
Adjustments	1.0000	
Lot Value	179,355	

Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,568 / 1,568
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,568
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	864 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1970 / 78

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	191,108	121.88	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	109.17	Total Misc Impr	+	12,385	
Roofing Adj	+ 4.37	Garage Cost	+	22,170	
Subfloor Adj	+ -1.15	Total RCN	=	239,210	
Heat/Cool Adj	+ 11.47	Depreciation (78%)	-	186,584	
Plumbing Adj	+ 6.66	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	52,626	
Adj Base Cost	= 130.52	Lot Value	+	179,355	
Total Area	x 1,568	Indicated Value	=	231,981	
Adjusted Cost	= 204,655	Value Per SqFt		147.95	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	52,626		
Lot Value	179,355		
Indicated Value	231,981	147.95	Per SqFt
Agland Value			
Site Improvements			
Total Value	231,981	147.95	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	4145	6x4		24	24.19		581
PRCH	SLAB PORCH - COVERED	4146	24x12		288	23.29		6,708



Rogers

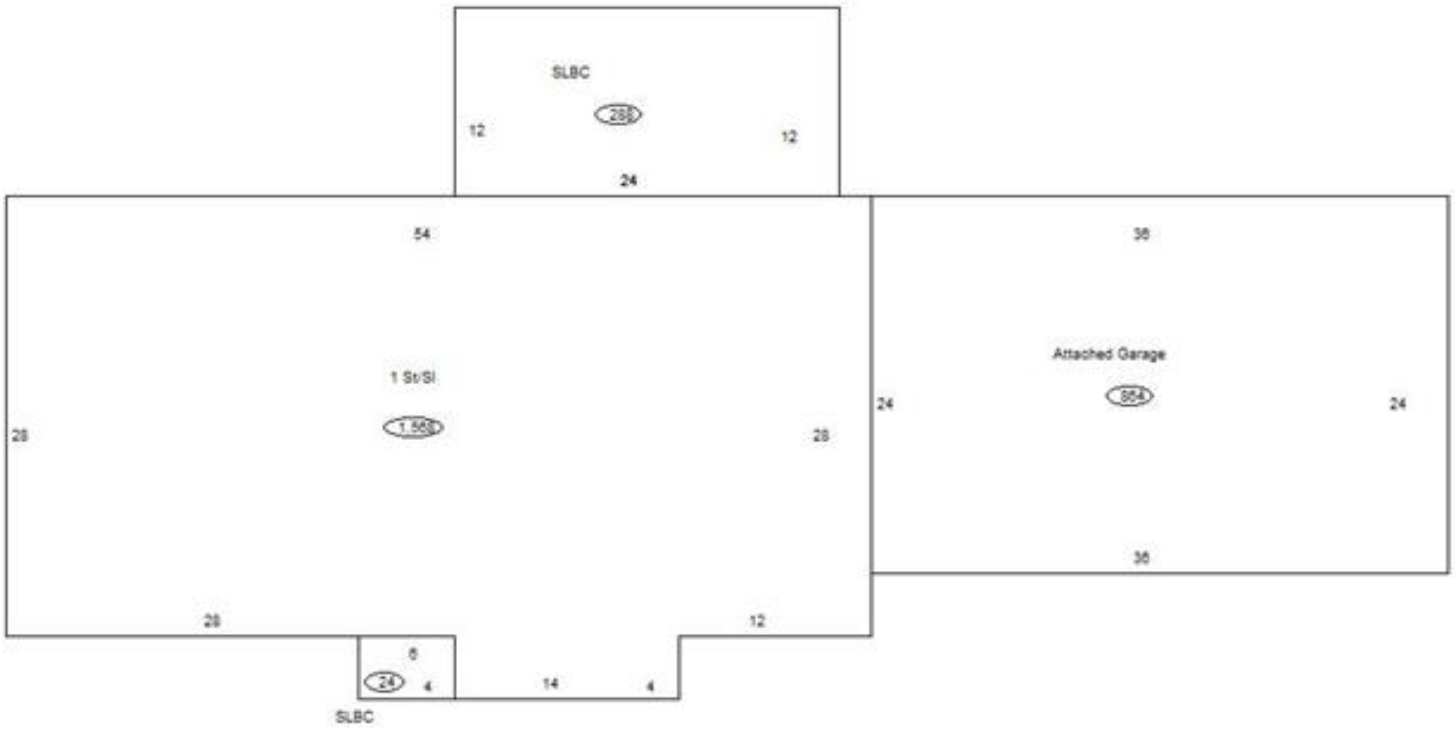
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,568	1.000	1,568
2	G	1		10	Attached Garage	864	1.000	864
3	M	PRCH		10	SLBC	24	1.000	24
4	M	PRCH		10	SLBC	288	1.000	288
Total Building Area						1,568		1,568



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN BARN		0x0x0			704
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (10.48 x 704)		7,378		7,378	7,378
	STF STG FAIR		0x0x0			
	Qual 2	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					