



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 03:17:20
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Assessment Data					Primary Image																																																																																																																				
Account 660001550 Parcel ID 21N16E-02-3-00000-000-0000 Cadastral ID 02-21-16-03100 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 5 - JUSTUS RURAL/NO FIRE Name ID 336165 FUHRMAN, FAYNE TREVOR & JENNIFER MARIE 19877 S LAKE DR CLAREMORE OK 74017-0000 Parcel Location Situs 19845 S LAKE DR Subdivision Lot/Block / Parcel Size 1.15 - Acres Sec/Twn/Rng 2 / 21 / 16 / 3 Neighborhood 2116 - UNPLATTED School District S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32453722 -95.57673860																																																																																																																									
Legal Description TR IN NE SW SW, BEG: NW/C; E 83'; S 660'; W 83'; N 660' TO POB ALSO A PT OF NW SW SW BEG: AT A PT 330' S OF NE/C; W 18'; S 330'; E 18'; N 330'; TO POB ALSO BEG: AT SW/C OF SE NW SW ; E 20' TO A PT; N 23'; W 20'; S 23' TO POB. LESS TR DESC 2019-015348 AS BEG NW/C NE SW SW; N00.3918E 23'; N89.5555E 20'; S00.3918W					Building Permits																																																																																																																				
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Lot Data		Square-Foot - NBHD 2116 #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	50,094.00 x .82 = 41,208		
Factor Value			
Adjustments	1.0000		
Lot Value	41,208		



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Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,176 / 1,608
Style	100% 1 1/2 Story Finished
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1966 / 60

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	104,467	64.97	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	79.27	Total Misc Impr	+ 2,459				
Roofing Adj	+ 3.08	Garage Cost	+ 0				
Subfloor Adj	+ 1.80	Total RCN	= 145,442				
Heat/Cool Adj	+ 1.65	Depreciation (67%)	- 97,446				
Plumbing Adj	+ 3.12	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 47,996				
Adj Base Cost	= 88.92	Lot Value	+ 41,208				
Total Area	x 1,608	Indicated Value	= 89,204				
Adjusted Cost	= 142,983	Value Per SqFt	55.48				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	47,996		
Lot Value	41,208		
Indicated Value	89,204	55.48	Per SqFt
Agland Value			
Site Improvements	11,232		
Total Value	100,436	62.46	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	4290	26x12		312	7.88		2,459



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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	5	Crawl	10	1.5 St Fin/Cr	1,176	1.367	1,608
2	M	PATO		10	Open Slab	312	1.000	312
3	U	^UL	Overhang	10	Upper Level	432	1.000	432
Total Building Area						1,176		1,608



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	QF	QUAN FAIR	0x0x0			3,200
	Qual	2	Cond 3	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD
		Base Cost (7.02 x 3,200)	22,464	22,464	11,232	11,232