



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:13:47
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660001585 Parcel ID 21N17E-02-1-00000-000-0000 Cadastral ID 02-21-17-00100 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 263663 SHIELDS, DAVID K 20944 E 470 RD CLAREMORE OK 74017-0000 Parcel Location Situs 20944 E 470 RD Subdivision Lot/Block / Parcel Size 2.48 - Acres Sec/Twn/Rng 2 / 21 / 17 / 1 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>660001585_001.JPG 7/7/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.33564868 -95.45533767 W 208' N 520' E2 LOT 1																																																																																																																									
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Lot Data	Square-Foot - NBHD 2117 #1	Primary Image
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 108,028.00 x .42 = 45,494 Factor Value Adjustments 1.0000 Lot Value 45,494		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,774 / 2,302
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,774
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	616 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

660001585_001.JPG	7/7/2025
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	91.91	Total Misc Impr	+ 17,417	Roofing Adj	+ 3.52	Garage Cost	+ 23,500
Subfloor Adj	+ -1.64	Total RCN	= 300,099	Heat/Cool Adj	+ 12.64	Depreciation (1%)	- 3,001
Plumbing Adj	+ 6.16	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 297,098
Adj Base Cost	= 112.59	Lot Value	+ 45,494	Total Area	x 2,302	Indicated Value	= 342,592
		Value Per SqFt	148.82	Adjusted Cost	= 259,182		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	297,098		
Lot Value	45,494		
Indicated Value	342,592	148.82	Per SqFt
Agland Value			
Site Improvements			
Total Value	342,592	148.82	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	172928	31x6		186	26.35		4,901
PATC	Patio - Covered	172929	33x8		264	16.59		4,380
PATO	Patio - Open	172930	946		946	8.60		8,136



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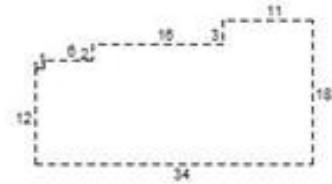
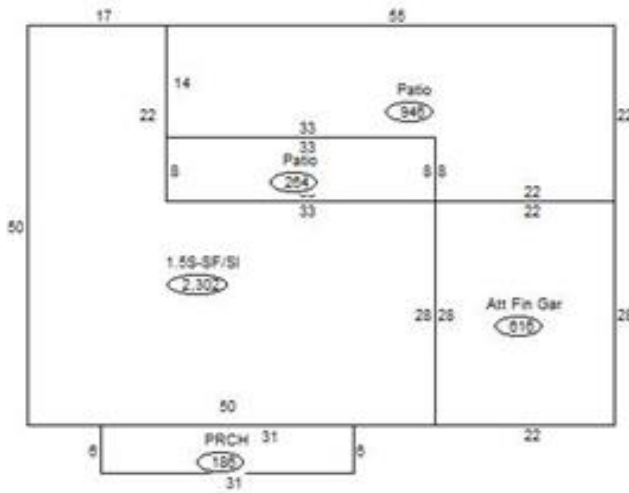
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Sketch Image

660001585



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5S-SF/SI	1,774	1.298	2,302
2	U	^UL		20	Upper Level (1)	528	1.000	528
3	G	5		20	Att Fin Gar	616	1.000	616
4	M	PRCH		20	PRCH	186	1.000	186
5	M	PATC		20	Patio	264	1.000	264
6	M	PATO		20	Patio	946	1.000	946
Total Building Area						1,774		2,302