



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:20:42
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Assessment Data					Primary Image																																																																																																																				
Account 660001994 Parcel ID 000000-00-0-00360-002-0005 Cadastral ID 03-20-15-04230 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 305759 POWELL, JACOB L & SARAH L 25609 S GREENWAY DR CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 25609 S GREENWAY DR Subdivision GREENWAY PARK Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.23971726 -95.69793687 LOT 5 BLOCK 2 GREENWAY PARK					Building Permits <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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1046 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	50994	
Non-Ag Acres	1.152	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	50,182.00 x .70 = 34,988	
Factor Value		
Adjustments	1.0000	
Lot Value	34,988	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,887 / 1,887
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,887
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	594 Attached Garage - Finished
Remodel	
Year/Eff Age	1978 / 36

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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	200,850	106.44	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	217,820		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	99.92	Total Misc Impr	+	7,136			
Roofing Adj	+ 4.32	Garage Cost	+	19,644			
Subfloor Adj	+ -1.13	Total RCN	=	260,693			
Heat/Cool Adj	+ 11.47	Depreciation (45%)	-	117,312			
Plumbing Adj	+ 9.38	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	143,381			
Adj Base Cost	= 123.96	Lot Value	+	34,988			
Total Area	x 1,887	Indicated Value	=	178,369			
Adjusted Cost	= 233,913	Value Per SqFt		94.53			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	143,381		
Lot Value	34,988		
Indicated Value	178,369	94.53	Per SqFt
Agland Value			
Site Improvements	7,153		
Total Value	185,522	98.32	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
SHLT	STORM SHELTER	0		1	2022	0.00		
PRCH	Porch	5317	17x5		85	24.00		2,040



Rogers

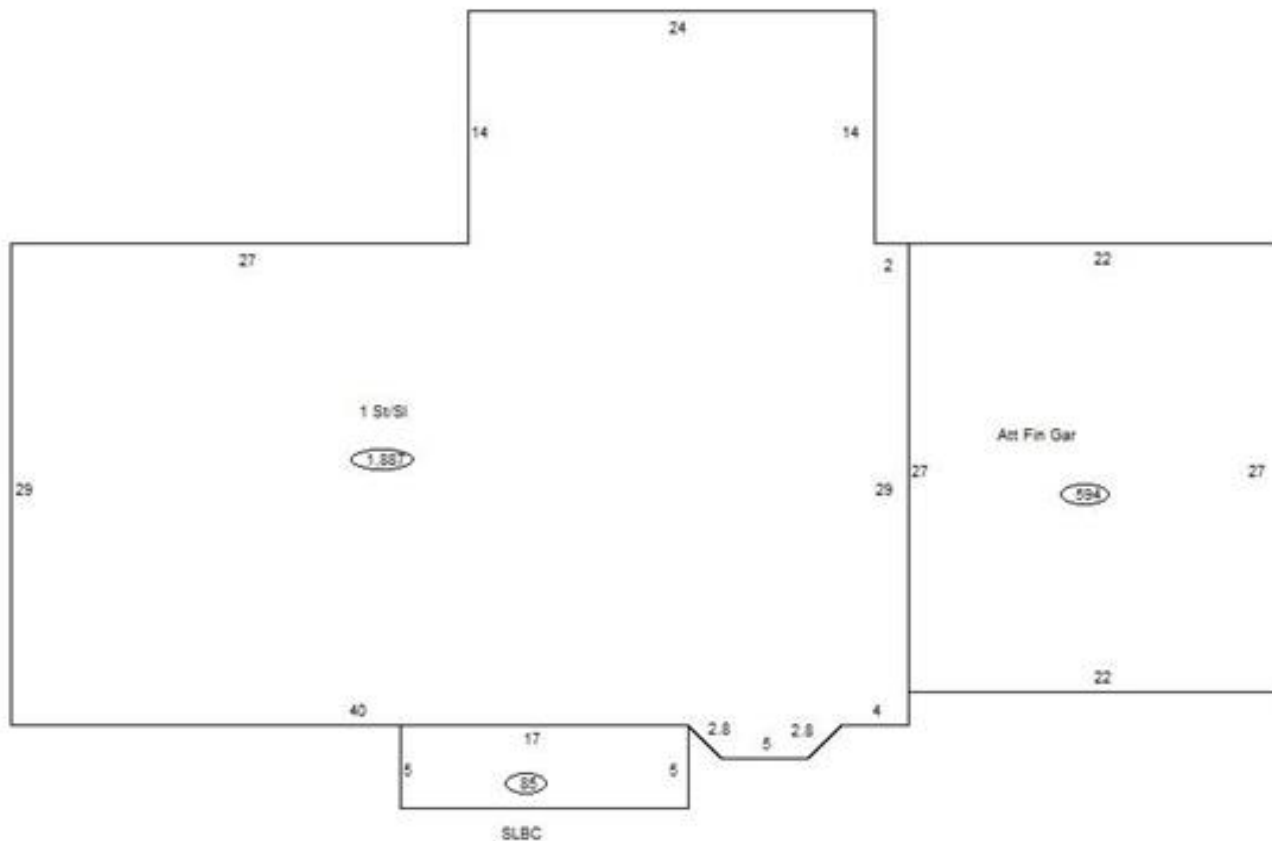
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Sketch Image

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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	1,887	1.000	1,887
2	G	5		10	Att Fin Gar	594	1.000	594
3	M	PRCH		10	SLBC	85	1.000	85
Total Building Area						1,887		1,887



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	WODO	Wood Deck - Open	12x20x4	Dirt		240
Qual	3	Cond 3	Year 2023	Eff Age 2		

Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
Base Cost (20.02 x 240)	4,805		4,805	481	4,324

	SHDS	Shed - Small	16x12x8	Plank	Composition Shingle	192
Qual	3	Cond 2	Year 2003	Eff Age 23		

Valuation Summary		Modifier Total	RCN	Depr (65% Phys/ % Func)	RCNLD
Base Cost (23.81 x 192)	4,572		4,572	2,972	1,600

	PCPT	Carport - Portable	40x20x16	Dirt	Formed Metal	800
Qual	3	Cond 3	Year 2003	Eff Age 17		

Valuation Summary		Modifier Total	RCN	Depr (73% Phys/ % Func)	RCNLD
Base Cost (5.69 x 800)	4,552		4,552	3,323	1,229