




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 02:13:16  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660002016 <b>Parcel ID</b> 000000-00-0-00360-005-0001 <b>Cadastral ID</b> 03-20-15-04450 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 280569 BATYNSKI, SHEILA V  25888 S GREENWAY DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 25888 S GREENWAY DR <b>Subdivision</b> GREENWAY PARK <b>Lot/Block</b> 0001 / 0005 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 3 / 20 / 15 / 5 <b>Neighborhood</b> 1046 - R-V03-SW VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-15\IMG_001 11/15/2021</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.23518249 -95.69911586 LOT 1 BLOCK 5 GREENWAY PARK																																																																																																																									
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Lot Data		Square-Foot - NBHD 1046 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	1.1706							
Topography								
Street Access								
Utilities								
Amenities								
Method	Square-Foot			\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-15\IMG_001		11/15/2021		
Base Lot Value	50,992.00 x .69 = 35,271			<b>GRM Approach</b>				
Factor Value				GRM Code				
Adjustments	1.0000			Gross Rent				
Lot Value	35,271			Indicated Value				
<b>Residential Data</b>								
Type	1 Single Family Residence							
Condition	3 - Average							
Quality	2.5 - Fair							
Architecture								
Style	100% One Story							
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood							
Base/Total Area	2,152 / 2,152							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	2,152							
Fixture/RghIn	11 /							
Bed/F/H Bath	3 / 2.0 /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	1977 / 37							
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	97.43	Total Misc Impr	+	7,474				
Roofing Adj	+ 4.19	Garage Cost	+					
Subfloor Adj	+ -1.09	Total RCN	=	262,572				
Heat/Cool Adj	+ 11.47	Depreciation ( 46%)	-	120,783				
Plumbing Adj	+ 6.54	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	141,789				
Adj Base Cost	= 118.54	Lot Value	+	35,271				
Total Area	x 2,152	Indicated Value	=	177,060				
Adjusted Cost	= 255,098	Value Per SqFt		82.28				
<b>Miscellaneous Improvements</b>								
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	5397	6x6		36	24.16		870
PATO	SLAB PORCH - OPEN	5398	12x12		144	10.47		1,508



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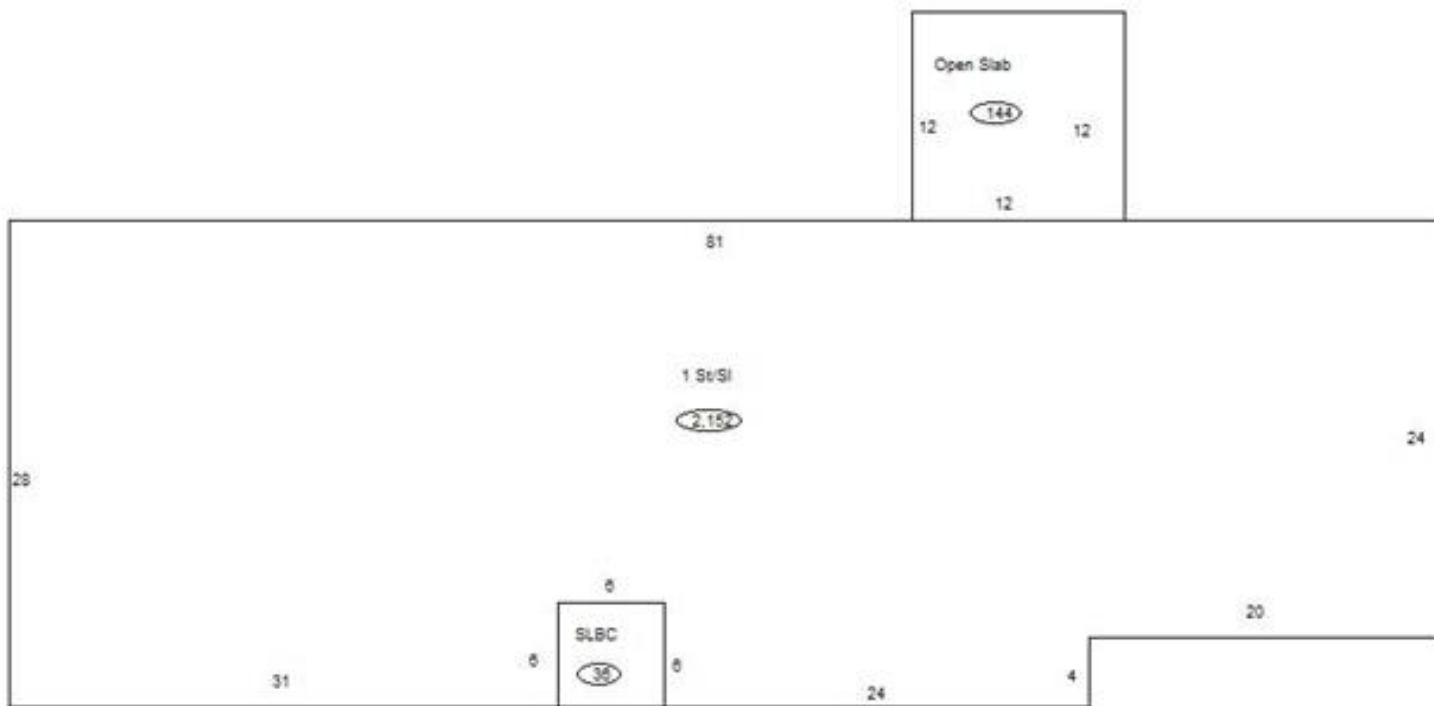
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### Sketch Image

660002016



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	36	1.000	36
2	M	PATO		10	Open Slab	144	1.000	144
3	R	1	Slab	10	1 St/Sl	2,152	1.000	2,152
<b>Total Building Area</b>						2,152		2,152



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x30x0			1,200
	Qual	2	Cond	Year	2017	Eff Age
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (31.84 x 1,200)	38,208	38,208	3,821	34,387