



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 02:13:18
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Assessment Data					Primary Image																																																																																																																				
Account 660002017 Parcel ID 000000-00-0-00360-005-0002 Cadastral ID 03-20-15-04460 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 171964 POPE, LARRY B & SAUNDRA J TRUSTEES POPE FAMILY REVOCABLE TRUST 25856 S GREENWAY DR CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 25856 S GREENWAY DR Subdivision GREENWAY PARK Lot/Block 0002 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.23564172 -95.69913642 LOT 2 BLOCK 5 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"> </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 1 Non-Ag Acres 1.1558 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 50,346.00 x .70 = 35,045 Factor Value Adjustments 1.0000 Lot Value 35,045		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Wood
Base/Total Area	1,468 / 2,130
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,468
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	506 Attached Garage - Finished
Remodel	
Year/Eff Age	1986 / 30

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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	272,224	127.80	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	247,400		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	95.92	Total Misc Impr	+	6,958	
Roofing Adj	+ 3.45	Garage Cost	+	20,159	
Subfloor Adj	+ -1.62	Total RCN	=	277,754	
Heat/Cool Adj	+ 12.64	Depreciation (37%)	-	102,769	
Plumbing Adj	+ 7.28	Lump Sums	+	504	
Basement Adj	+ 0.00	RCNLD	=	175,489	
Adj Base Cost	= 117.67	Lot Value	+	35,045	
Total Area	x 2,130	Indicated Value	=	210,534	
Adjusted Cost	= 250,637	Value Per SqFt		98.84	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	175,489		
Lot Value	35,045		
Indicated Value	210,534	98.84	Per SqFt
Agland Value			
Site Improvements	37,577		
Total Value	248,111	116.48	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	5,615.40		5,615
PATO	SLAB PORCH - OPEN	5402	6x6		36	11.48		413
PATO	SLAB PORCH - OPEN	5404	9x9		81	11.48		930
WODO	WOOD DECK - OPEN	5405	28x10		280	18.00	90%	504

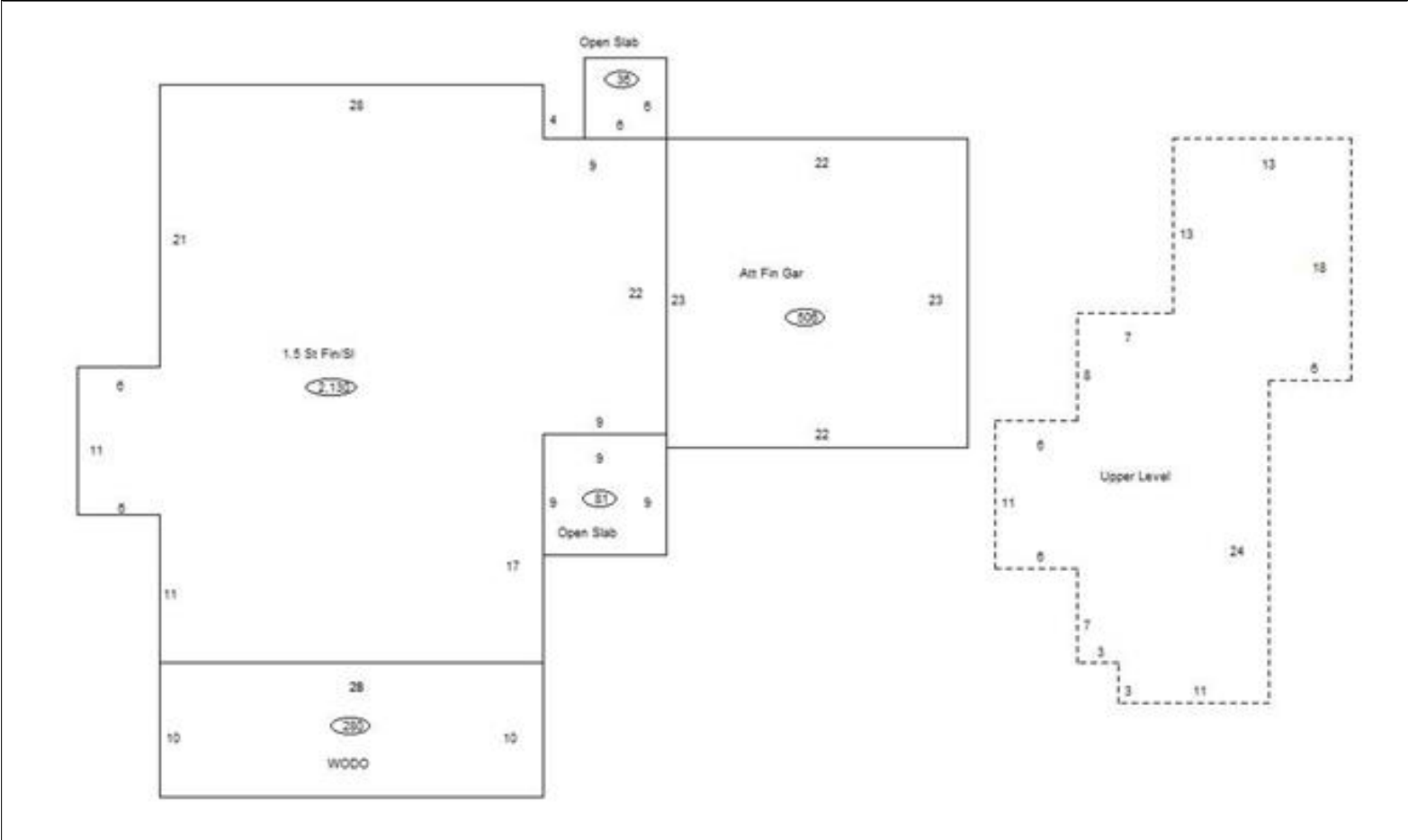


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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/Sl	1,468	1.451	2,130
2	G	5		10	Att Fin Gar	506	1.000	506
3	M	PATO		10	Open Slab	36	1.000	36
4	U	^UL		10	Upper Level	662	1.000	662
5	M	PATO		10	Open Slab	81	1.000	81
6	M	WODO		10	WODO	280	1.000	280
Total Building Area						1,468		2,130



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
PCPT	Carport - Portable	18x20x0	Dirt	Formed Metal	360	
Qual	3	Cond 3	Year 2010	Eff Age 12		
Valuation Summary		Modifier Total	RCN	Depr (53% Phys/ % Func)	RCNLD	
Base Cost (4.38 x 360)		1,577	1,577	836	741	
SHDS	Shed - Small	8x16x0	Plank	Formed Metal	128	
Qual	3	Cond 2	Year 2006	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD	
Base Cost (26.61 x 128)		3,406	3,406	2,010	1,396	
UTIL	Utility Building	30x30x0	Dirt	Galvanized Metal	900	
Qual	2	Cond 3	Year 2006	Eff Age 15		
Valuation Summary		Modifier Total	RCN	Depr (34% Phys/ % Func)	RCNLD	
Base Cost (25.15 x 900)		22,635	22,635	7,696	14,939	
SPLG	Swimming Pool - In Ground	0x0x0	Concrete		148	
Qual	3	Cond 3	Year 2006	Eff Age 15		
Valuation Summary		Modifier Total	RCN	Depr (57% Phys/ % Func)	RCNLD	
Base Cost (54.85 x 148)		8,118	8,118	4,627	3,491	
UTIL	Utility Building	20x20x0	Concrete	Formed Metal	400	
Qual	3	Cond 3	Year 2006	Eff Age 15		
Valuation Summary		Modifier Total	RCN	Depr (34% Phys/ % Func)	RCNLD	
Base Cost (32.93 x 400)		13,172	13,172	4,478	8,694	
QUON	Quonset - Round Top	24x30x0	Concrete	Galvanized Metal	720	
Qual	3	Cond 3	Year 2006	Eff Age 15		
Valuation Summary		Modifier Total	RCN	Depr (35% Phys/ % Func)	RCNLD	
Base Cost (17.77 x 720)		12,794	12,794	4,478	8,316	