




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:19:18
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660002052 Parcel ID 20N15E-03-1-00000-000-0000 Cadastral ID 03-20-15-04820 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 160964 TEMPLER, BILLY G TRUSTEE 7656 E 534 RD CLAREMORE OK 74019-0000 Parcel Location Situs 07656 E 534 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 3 / 20 / 15 / 1 Neighborhood 2015 - UNPLATTED School District S008 - VERDIGRIS SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-03\IMG_00: 11/3/2021</p>																																																																																																																				
Legal Description Lat/Long: 36.24309314 -95.69798288																																																																																																																									
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 Time 02:19:18
 Page 2

Lot Data	Square-Foot - NBHD 2015 #1	Primary Image
Lot Size Lot Count Units Buildable 5 Non-Ag Acres 4.8477 Topography Street Access Utilities Amenities LAND QUALITY 0 FLOOD ZONE 0 Method Square-Foot Base Lot Value 211,165.00 x .35 = 73,482 Factor Value Adjustments 1.0000 Lot Value 73,482		<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-03\IMG_00: 11/3/2021</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	85% Veneer, Masonry 15% Frame, Siding, Wood
Base/Total Area	1,944 / 1,944
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,944
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	598 Attached Garage - Finished
Remodel	
Year/Eff Age	1982 / 33

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 256,497 131.94 Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	106.90	Total Misc Impr	+ 19,496	Roofing Adj	+ 4.73	Garage Cost	+ 22,915
Subfloor Adj	+ -2.22	Total RCN	= 295,189	Heat/Cool Adj	+ 12.64	Depreciation (41%)	- 121,027
Plumbing Adj	+ 7.98	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 174,162
Adj Base Cost	= 130.03	Lot Value	+ 73,482	Total Area	x 1,944	Indicated Value	= 247,644
		Value Per SqFt	127.39	Adjusted Cost	= 252,778		

Value Reconciliation
Selected Approach Cost Approach Improvements 174,162 Lot Value 73,482 Indicated Value 247,644 127.39 Per SqFt Agland Value Site Improvements 31,296 Total Value 278,940 143.49 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	5545	240		240	68.83		16,519
PRCH	SLAB PORCH - COVERED	5546	14x8		112	26.58		2,977



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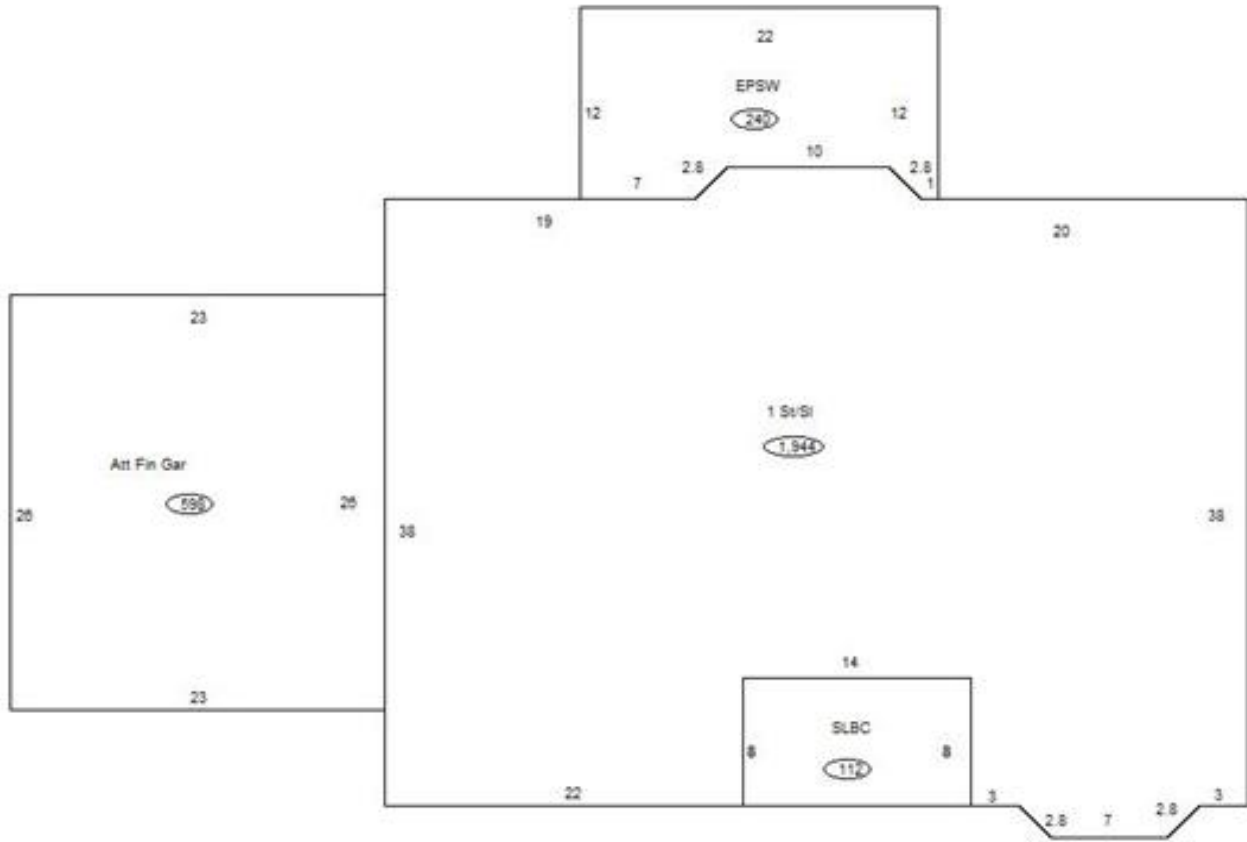
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Time 02:19:18

Page 3

Sketch Image

660002052



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,944	1.000	1,944
2	G	5		10	Att Fin Gar	598	1.000	598
3	M	EPSW		10	EPSW	240	1.000	240
4	M	PRCH		10	SLBC	112	1.000	112
Total Building Area						1,944		1,944



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Page 4

660002052

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	30x40x16	Concrete	Formed Metal	1,200
	Qual 3	Cond 3	Year 2013	Eff Age 10		
		Valuation Summary	Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
		Base Cost (32.60 x 1,200)	39,120	39,120	7,824	31,296