Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account 660002132
Parcel ID 000000-00-0-00081-001-0001
Cadastral ID 03-20-15-05610
Property Type REAL - Real Property
Property Class RRP **VI Area** 3
Tax Area 4 - VERDIGRIS/VERD FIRE
Name ID 293170

YARBROUGH, ROBERT WAYNE &

KATHY ANN
7725 E BRIT DR
CLAREMORE OK 74019-0000

Parcel Location

Situs 07725 BRIT DR
Subdivision BRIT PARK
Lot/Block 0001 / 0001 **Parcel Size** 1 - Lots
Sec/Twn/Rng 3 / 20 / 15 / 5
Neighborhood 1046 - R-V03-SW VERDIGRIS
School District S008 - VERDIGRIS SCHOOLS

Primary Image

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-10-18\IMG_00 10/25/2021

Legal Description

Lat/Long: 36.24178503 -95.69125600

LOT 1 BLOCK 1 BRIT PARK

Building Permits

Number	Description	Opened	Closed	Amount

Exemptions

Code	Type	Active	Maximum	Exemption
H	Homestead	Yes	1,000	1,000

Sale History

Bk/Pg	Grantor	Date	Price	Code
1805/808	OKLAHOMA REO CLOSING &	08/30/2006	180,500	YES
1797/654	WATTS, BRENDA L &	06/23/2006	0	10
1624/118	DORSEY, DAVID L &	09/30/2004	184,000	YES

Parcel Valuation

Source	REAL
Remove Cap	2007
Year Frozen	0
Uncapped Value	1,920
TIF Project ID	0

	Fair Cash	Capped	Asmnt Level	Assessed
Land Value	38,727	27,639	11%	3,040
Improvements	207,758	198,144		21,796
Mobile Home	0	0		0
Total Value	246,485	225,783		24,836

Levy Rate	104.132	Current Tax
Assessed	24,836	2,586.22
Penalty	0	
Exemption	1,000	-87.00
Total Taxable	23,836	2,499.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660002132	YARBROUGH, ROBERT WAYNE &	4	229,236	1000	22,908	2,402.00
2024	2024-660002132	YARBROUGH, ROBERT WAYNE &	4	241,462	1000	22,211	2,139.00
2023	2023-660002132	YARBROUGH, ROBERT WAYNE &	4	204,868	1000	21,535	2,043.00
2022	2022-660002132	YARBROUGH, ROBERT WAYNE &	4	210,156	1000	22,117	2,136.00
2021	2021-660002132	YARBROUGH, ROBERT WAYNE &	4	220,067	1000	23,173	2,179.00
2020	2020-660002132	YARBROUGH, ROBERT WAYNE &	4	216,285	1000	22,469	2,118.00
2019	2019-660002132	YARBROUGH, ROBERT WAYNE &	4	207,143	1000	21,786	2,086.00
2018	2018-660002132	YARBROUGH, ROBERT WAYNE &	4	215,878	1000	22,747	2,178.00
2017	2017-660002132	YARBROUGH, ROBERT WAYNE &	4	213,728	1000	22,510	2,161.00
2016	2016-660002132	YARBROUGH, ROBERT WAYNE &	4	208,344	1000	21,857	2,104.00
2015	2015-660002132	YARBROUGH, ROBERT WAYNE &	4	201,737	1000	21,191	2,057.00
2014	2014-660002132	YARBROUGH, ROBERT WAYNE &	4	203,591	1000	20,840	1,915.00
2013	2013-660002132	YARBROUGH, ROBERT WAYNE &	4	192,762	1000	20,204	1,923.00

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Lot Data

Square-Foot - NBHD 1046 #1

Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.3973	
Topography		
Street Access		
Utilities		
Amenities		0
		0
Method	Square-Foot	
Base Lot Value	60,865.00 x .64 = 38,727	
Factor Value		
Adjustments	1.0000	
Lot Value	38,727	

Primary Image

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Residential Data

Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	1,984 / 1,984
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,984
Fixture/Rghln	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	624 Attached Garage - Finished
Remodel	
Year/Eff Age	1987 / 29

GRM Approach

GRM Code		
Gross Rent	0.00	
Indicated Value		

Multiple Regression

MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	253,732	127.89	**Per SqFt**

Direct Comparables

Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	284,590		**Per SqFt**

Cost Approach

Manual : 01/2025

Base Cost		107.26	**Total Misc Impr**	+	13,942
Roofing Adj	+	4.71	**Garage Cost**	+	23,768
Subfloor Adj	+	-2.20	**Total RCN**	=	296,086
Heat/Cool Adj	+	12.64	**Depreciation (36%)**	-	106,591
Plumbing Adj	+	7.82	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	189,495
Adj Base Cost	=	130.23	**Lot Value**	+	38,727
Total Area	x	1,984	**Indicated Value**	=	228,222
Adjusted Cost	=	258,376	**Value Per SqFt**		115.03

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	189,495		
Lot Value	38,727		
Indicated Value	228,222	115.03	**Per SqFt**
Agland Value			
Site Improvements	18,263		
Total Value	246,485	124.24	**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
PRCH	SLAB PORCH - COVERED	5841	8x6		48	26.78		1,285
PRCH	SLAB PORCH - COVERED	5842	270		270	26.08		7,042

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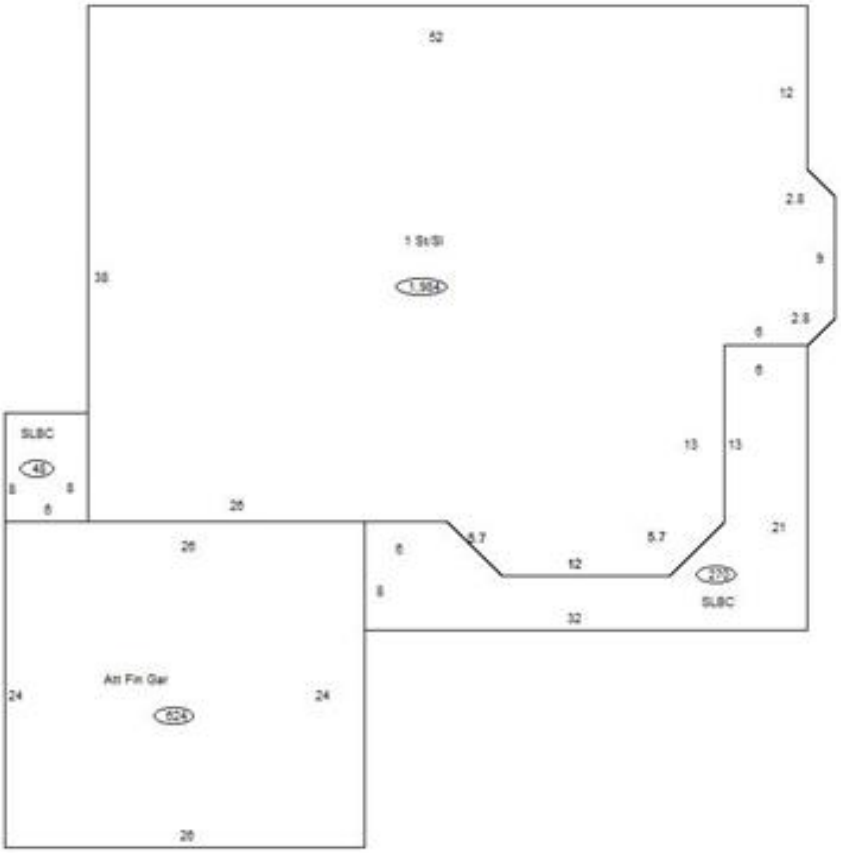
Sketch Image 660002132



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,984	1.000	1,984
2	G	5		10	Att Fin Gar	624	1.000	624
3	M	PRCH		10	SLBC	48	1.000	48
4	M	PRCH		10	SLBC	270	1.000	270
					Total Building Area	1,984		1,984

Outbuildings/Site Improvements 660002132

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	Carport - Detached	20x12x8	Concrete	Formed Metal	240
	Qual 3	**Cond** 3	**Year** 2023	**Eff Age** 2		

Valuation Summary		Modifier Total	RCN	Depr (12% Phys/ % Func)	RCNLD
Base Cost (9.09 x 240)	2,182		2,182	262	1,920

	UTIL	Utility Building	32x24x8	Concrete	Composition Shingle	768
	Qual 3	**Cond** 3	**Year** 2003	**Eff Age** 17		

Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD
Base Cost (30.71 x 768)	23,585		23,585	9,434	14,151

	SHDS	Shed - Small	10x20x10	Plank	Formed Metal	200
	Qual 3	**Cond** 3	**Year** 2003	**Eff Age** 17		

Valuation Summary		Modifier Total	RCN	Depr (54% Phys/ % Func)	RCNLD
Base Cost (23.83 x 200)	4,766		4,766	2,574	2,192