



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:49:42
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Assessment Data					Primary Image																																																																																																																				
Account 660002380 Parcel ID 000000-00-0-10429-003-0009 Cadastral ID 03-21-16-03800 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 321625 MOHR, DOUGLAS L & MALYNDA L 2795 PARK ST CLAREMORE OK 74017-0000 Parcel Location Situs 02795 PARK ST Subdivision LAKE PARK ESTATES Lot/Block 0009 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 21 / 16 / 5 Neighborhood 1173 - R-V01-SE CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.33347765 -95.58572900																																																																																																																									
Legal Description LOT 9 BLOCK 3 LAKE PARK ESTATES					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> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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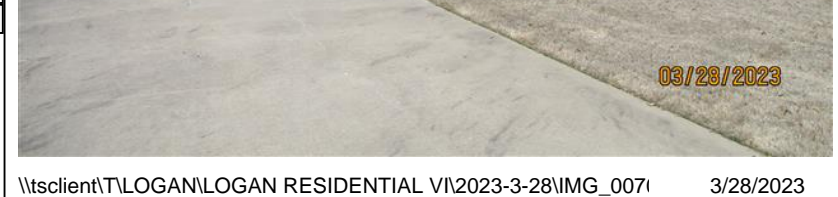
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Lot Data	Square-Foot - NBHD 1173 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.9784	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	42,620.00 x 1.80 = 76,716	
Factor Value		
Adjustments	1.0000	
Lot Value	76,716	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,428 / 2,428
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,428
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	772 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-3-28\IMG_0071 3/28/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	286,713	118.09	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	5
Indicated Value	317,710 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	103.73	Total Misc Impr	+	11,114	
Roofing Adj	+ 4.53	Garage Cost	+	22,998	
Subfloor Adj	+ -2.18	Total RCN	=	341,885	
Heat/Cool Adj	+ 12.64	Depreciation (32%)	-	109,403	
Plumbing Adj	+ 8.04	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	232,482	
Adj Base Cost	= 126.76	Lot Value	+	76,716	
Total Area	x 2,428	Indicated Value	=	309,198	
Adjusted Cost	= 307,773	Value Per SqFt		127.35	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	232,482		
Lot Value	76,716		
Indicated Value	309,198	127.35	Per SqFt
Agland Value			
Site Improvements			
Total Value	309,198	127.35	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	6350		28	28	26.84		752
PATO	SLAB PORCH - OPEN	6351	46x12		552	8.60		4,747



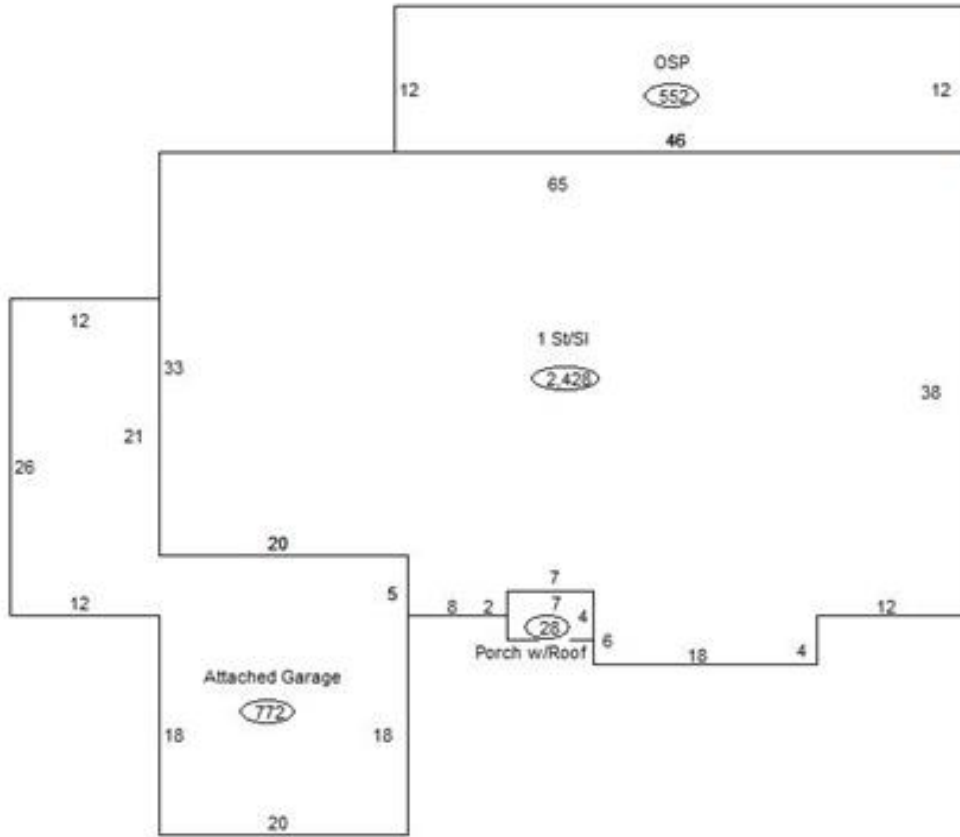
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,428	1.000	2,428
2	G	1		13	Attached Garage	772	1.000	772
3	M	PRCH		13	SLBC	28	1.000	28
4	M	PATO		13	Open Slab	552	1.000	552
Total Building Area						2,428		2,428



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				