



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 16:33:29  
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Assessment Data					Primary Image				
<b>Account</b>	660002441								
<b>Parcel ID</b>	21N17E-03-1-00000-000-0000								
<b>Cadastral ID</b>	03-21-17-00200								
<b>Property Type</b>	REAL - Real Property								
<b>Property Class</b>	RA VI Area 3								
<b>Tax Area</b>	94 - SEQUOYAH/TRI-DISTRICT FI								
<b>Name ID</b>	51064								
MCCLAIN, GEORGIA JUNE									
ATT: BENNETT, GEORGIA 19476 E 470 RD CLAREMORE OK 74019-0000									
<b>Parcel Location</b>									
<b>Situs</b>	19476 E 470 RD								
<b>Subdivision</b>									
<b>Lot/Block</b>	/	<b>Parcel Size</b>	10.86 - Acres						
<b>Sec/Twn/Rng</b>	3 / 21 / 17 / 1								
<b>Neighborhood</b>	2117 - UNPLATTED								
<b>School District</b>	S006 - SEQUOYAH SCHOOLS								
<b>Legal Description</b> Lat/Long: 36.33551136 -95.48167394									
E 990' OF N 1229' GOV LOT 3; LESS TR BEG AT NE/C LOT 59 OF WHISPER- ING WINDS; TH N00-08-35E 165'; S89-57-38W 345'; TH S00 08-35W 165'; TH N89-57-38E 345' TO POB. AND LESS TR COMM AT NE/C OF GOVT LOT 1; TH N89-5437W 907.89' TO POB TH CONT N89 54-37W 50'; TH S00-1344E					<b>Building Permits</b>				
					<b>Number</b>	<b>Description</b>	<b>Opened</b>	<b>Closed</b>	<b>Amount</b>
R8	R8-CK FOR `07 DWIDE OTC RPT 7/07	07/2007	10/2007						
<b>Exemptions</b>					<b>Sale History</b>				
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>
H	Homestead	Yes	1,000	1,000					
<b>Parcel Valuation</b>									
<b>Source</b>	<b>REAL</b>	<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	98.320	<b>Current Tax</b>	
Remove Cap	0	Land Value	521	466	11%	51	Assessed	4,911	482.85
Year Frozen	2018	Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	49,372	44,186		4,860	Exemption	1,000	-88.00
TIF Project ID	0	Total Value	49,893	44,652		4,911	Total Taxable	3,911	395.00
<b>Assessment History</b>									
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>
2025	2025-660002441	MCCLAIN, GEORGIA JUNE			94	50,530	1000	3,912	395.00
2024	2024-660002441	MCCLAIN, GEORGIA JUNE			94	45,514	1000	3,912	426.00
2023	2023-660002441	MCCLAIN, GEORGIA JUNE			94	47,709	1000	3,912	434.00
2022	2022-660002441	MCCLAIN, GEORGIA JUNE			94	45,429	1000	3,911	438.00
2021	2021-660002441	MCCLAIN, GEORGIA JUNE			94	45,995	1000	3,912	424.00
2020	2020-660002441	MCCLAIN, GEORGIA JUNE			94	49,340	1000	4,220	452.00
2019	2019-660002441	MCCLAIN, GEORGIA JUNE			94	47,457	1000	4,220	446.00
2018	2018-660002441	MCCLAIN, GEORGIA JUNE			94	48,687	1000	4,355	465.00
2017	2017-660002441	MCCLAIN, GEORGIA JUNE			94	3,976	0	437	45.00
2016	2016-660002441	MCCLAIN, GEORGIA JUNE			94	4,117	0	453	46.00
2015	2015-660002441	MCCLAIN, GEORGIA JUNE			94	4,055	0	446	47.00
2014	2014-660002441	MCCLAIN, GEORGIA JUNE			94	4,117	0	453	47.00
2013	2013-660002441	MCCLAIN, GEORGIA JUNE			94	4,117	0	453	46.00



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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/							
Style								
HVAC								
Roof Cover								
Area on Slab								
Fixture/RghIn	/							
Bed/F/H Bath	/ /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	/							
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+					
Total Area	x	Indicated Value	=					
Adjusted Cost	= 0	Value Per SqFt		0.00				
Value Reconciliation								
Selected Approach		Cost Approach						
Improvements								
Lot Value								
Indicated Value				0.00	Per SqFt			
Agland Value	521							
Site Improvements								
Total Value	521			0.00	Total Value Per SqFt			
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	0x0x0			
	Qual	Cond	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (39.31 x )						
	SHDS	Shed - Small	24x12x6			288
	Qual	Cond 0	Year 0	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (23.03 x 288)		6,633		6,633	6,633	
	CKCP	Chicken Coop	10x12x5			120
	Qual	Cond 0	Year 0	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (6.59 x 120)		791		791	791	
	SHLT	STORM SHELTER	4x4x6			16
	Qual	Cond 0	Year 0	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (0.00 x 16)						



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Lot Data		Primary Image																																														
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY  Method Base Lot Value Factor Value Adjustments Lot Value																																																
<b>Residential Data</b> Type 6 Mobile Home 72 x 16 Condition 3 - Average Quality 3.2 - Average Architecture 6 MS ADJ Style 100% Single Wide Exterior Wall 100% Frame, Siding, Vinyl Base/Total Area 1,152 / 1,152 Style 100% Single Wide HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 0 Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age 2018 / 6																																																
<b>Cost Approach</b>		\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2021-2- 2/26/2021																																														
<b>Manual : 01/2025</b>		<b>GRM Approach</b> GRM Code Gross Rent 0.00 Indicated Value																																														
<table border="1"> <tr> <td>Base Cost</td><td>36.58</td> <td>Total Misc Impr</td><td>+</td><td>0</td> </tr> <tr> <td>Roofing Adj</td><td>+ 2.95</td> <td>Garage Cost</td><td>+</td><td></td> </tr> <tr> <td>Subfloor Adj</td><td>+ 0.00</td> <td>Total RCN</td><td>=</td><td>62,496</td> </tr> <tr> <td>Heat/Cool Adj</td><td>+ 4.06</td> <td>Depreciation ( 21%)</td><td>-</td><td>13,124</td> </tr> <tr> <td>Plumbing Adj</td><td>+ 10.66</td> <td>Lump Sums</td><td>+</td><td>0</td> </tr> <tr> <td>Basement Adj</td><td>+ 0.00</td> <td>RCNLD</td><td>=</td><td>49,372</td> </tr> <tr> <td>Adj Base Cost</td><td>= 54.25</td> <td>Lot Value</td><td>+</td><td></td> </tr> <tr> <td>Total Area</td><td>x 1,152</td> <td>Indicated Value</td><td>=</td><td>49,372</td> </tr> <tr> <td>Adjusted Cost</td><td>= 62,496</td> <td>Value Per SqFt</td><td></td><td>42.86</td> </tr> </table>		Base Cost	36.58	Total Misc Impr	+	0	Roofing Adj	+ 2.95	Garage Cost	+		Subfloor Adj	+ 0.00	Total RCN	=	62,496	Heat/Cool Adj	+ 4.06	Depreciation ( 21%)	-	13,124	Plumbing Adj	+ 10.66	Lump Sums	+	0	Basement Adj	+ 0.00	RCNLD	=	49,372	Adj Base Cost	= 54.25	Lot Value	+		Total Area	x 1,152	Indicated Value	=	49,372	Adjusted Cost	= 62,496	Value Per SqFt		42.86	<b>Multiple Regression</b> MRA Code Adjusted R Indicated Value	
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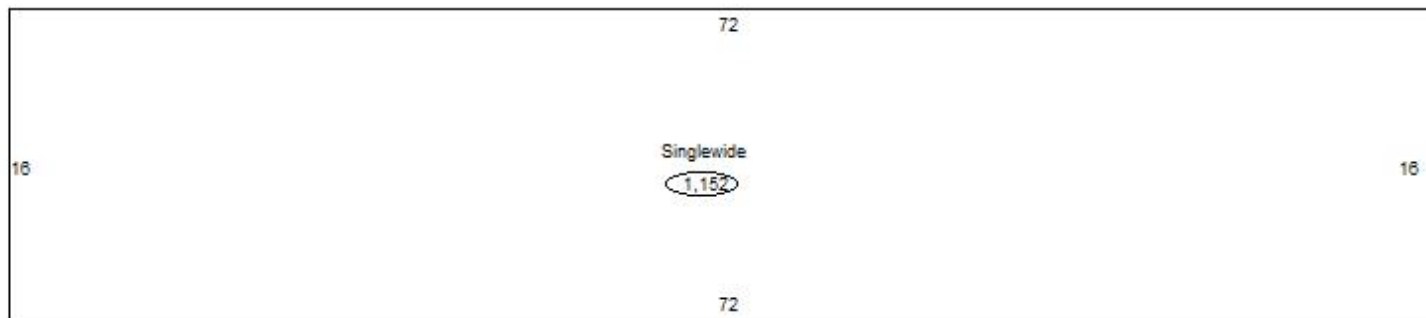
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		10	Singlewide	1,152	1.000	1,152
<b>Total Building Area</b>						1,152		1,152



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
RS	ROUGH STONY LAND	NTV PST	20			10.860	48	48	521	521
<b>NTV PST Totals</b>						10.860			521	521
<b>Total Agland</b>						10.860			521	521