



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:23:51
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Assessment Data					Primary Image																																																																																																																				
Account 660003054 Parcel ID 000000-00-0-10365-004-0005 Cadastral ID 04-21-16-00440 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 349234 COX, STEVEN & SHELBY D 1405 N LOUISVILLE AVE CLAREMORE OK 74017-0000 Parcel Location Situs 01403 LOUISVILLE Subdivision PATTERSON HEIGHTS Lot/Block 0005 / 0004 Parcel Size 2 - Lots Sec/Twn/Rng 4 / 21 / 16 / 5 Neighborhood 1172 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32249469 -95.60047410																																																																																																																									
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Lot Data	Square-Foot - NBHD 1172 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	25500	
Non-Ag Acres	0.4926	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	21,458.00 x 3.92 = 84,185	
Factor Value		
Adjustments	1.0000	
Lot Value	84,185	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,649 / 3,588
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,649
Fixture/RghIn	20 /
Bed/F/H Bath	6 / 5.0 /
Basement Area	
Garage Type	550 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1958 / 51



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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	368,934	102.82	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	226,643		
Lot Value	84,185		
Indicated Value	310,828	86.63	Per SqFt
Agland Value			
Site Improvements	3,750		
Total Value	314,578	87.68	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	95.74	Total Misc Impr	+	40,191			
Roofing Adj	+ 3.78	Garage Cost	+	21,439			
Subfloor Adj	+ -2.45	Total RCN	=	493,374			
Heat/Cool Adj	+ 14.47	Depreciation (56%)	-	276,289			
Plumbing Adj	+ 8.79	Lump Sums	+	9,558			
Basement Adj	+ 0.00	RCNLD	=	226,643			
Adj Base Cost	= 120.33	Lot Value	+	84,185			
Total Area	x 3,588	Indicated Value	=	310,828			
Adjusted Cost	= 431,744	Value Per SqFt		86.63			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
@N35.4	BASEMENT	0			270	35.40		9,558
EPSW	ENCLOSED PORCH - SOLID WALL	7741	25x9		225	75.50		16,988
PRCH	SLAB PORCH - COVERED	7742	366		366	28.26		10,343



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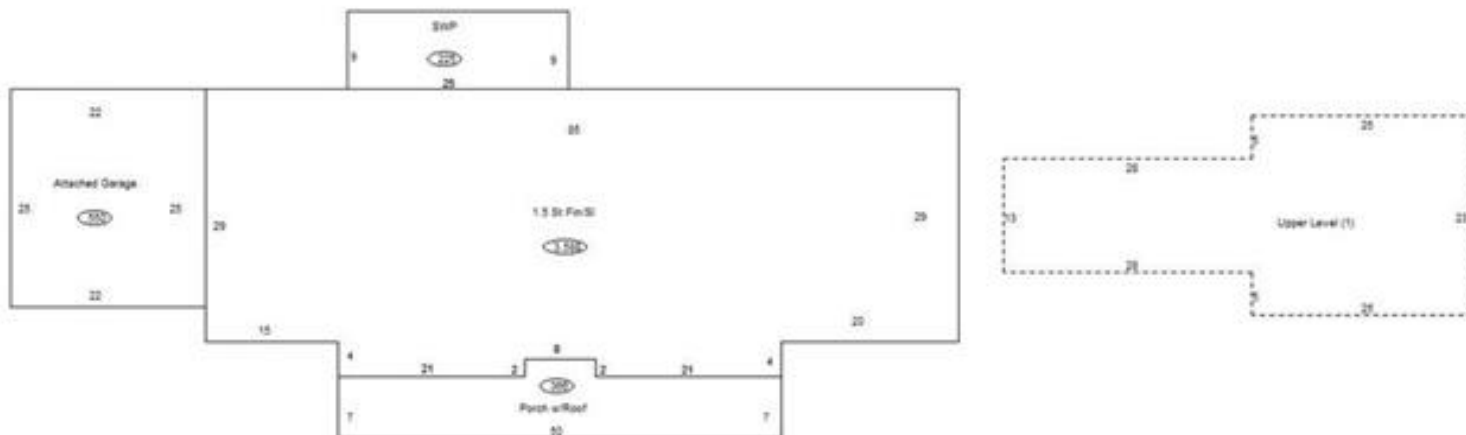
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,649	1.354	3,588
2	G	1		13	Attached Garage	550	1.000	550
3	M	EPSW		13	EPSW	225	1.000	225
4	M	PRCH		13	SLBC	366	1.000	366
5	U	^UL		13	Upper Level (1)	939	1.000	939
Total Building Area						2,649		3,588



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SV	SWIM VINYL	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (85% Phys/ % Func)	RCNLD
		Base Cost (25,000.00 x 1)	25,000	25,000	21,250	3,750