



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660003064 Parcel ID 000000-00-0-10070-002-0001 Cadastral ID 04-21-16-00550 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 80784 JONES, JOE H & JUDITH A 1230 N CHERRINGTON AVE CLAREMORE OK 74017-0000 Parcel Location Situs 01230 CHERRINGTON Subdivision CHERRY ACRES Lot/Block 0001 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 4 / 21 / 16 / 5 Neighborhood 1162 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1162 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2663		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	11,601.00 x 5.45 = 63,225		
Factor Value			
Adjustments	1.0000		
Lot Value	63,225		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Vinyl
Base/Total Area	1,395 / 1,395
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1956 / 53

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	91,905 65.88 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	124,400 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	76,207
Lot Value	63,225
Indicated Value	139,432 99.95 Per SqFt
Agland Value	
Site Improvements	
Total Value	139,432 99.95 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	104.37	Total Misc Impr	+	10,714
Roofing Adj	+ 4.51	Garage Cost	+	
Subfloor Adj	+ 1.21	Total RCN	=	185,870
Heat/Cool Adj	+ 11.47	Depreciation (59%)	-	109,663
Plumbing Adj	+ 4.00	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	76,207
Adj Base Cost	= 125.56	Lot Value	+	63,225
Total Area	x 1,395	Indicated Value	=	139,432
Adjusted Cost	= 175,156	Value Per SqFt		99.95

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PATO	SLAB PORCH - OPEN	7753		596	596	8.13		4,845
PRCH	SLAB PORCH - COVERED	7754		8x4	32	24.17		773



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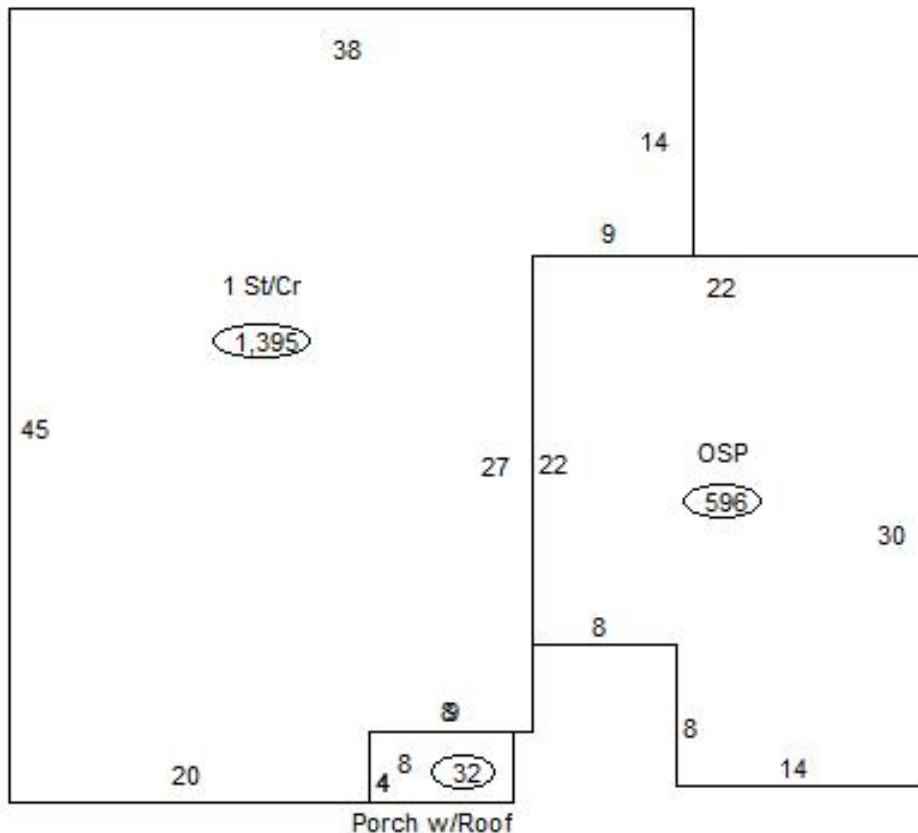
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,395	1.000	1,395
2	M	PATO		13	Open Slab	596	1.000	596
3	M	PRCH		13	SLBC	32	1.000	32
Total Building Area						1,395		1,395



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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)					
	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)					