



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 05:50:19
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Assessment Data					Primary Image																																																																																																																				
Account 660003668 Parcel ID 21N15E-05-1-00000-000-0000 Cadastral ID 05-21-15-00900 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 275864 DEAN, PAUL W TRUSTEE 5560 E 470 RD CLAREMORE OK 74019-0000 Parcel Location Situs 05560 E 470 RD Subdivision Lot/Block / Parcel Size 98.13 - Acres Sec/Twn/Rng 5 / 21 / 15 / 1 Neighborhood 6060 - UNPLATTED School District S021 - OWASSO SCHOOLS					<p>D:\Convert\Photos\660\003\668-01.jpg 8/18/2008</p>																																																																																																																				
Legal Description Lat/Long: 36.33444868 -95.72772959 N 19.19 AC LOT 1 & ALL LOT 2 & SE 10 AC LOT 1 & NE SE NE & 19.67 AC LOT 3																																																																																																																									
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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		

D:\Convert\Photos\660\003\668-01.jpg 8/18/2008

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	10% Veneer, Stone 90% Frame, Siding, Wood
Base/Total Area	2,606 / 3,909
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,606
Fixture/RghIn	17 /
Bed/F/H Bath	4 / 4.0 /
Basement Area	
Garage Type	925 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2004 / 17

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	443,664		
Lot Value			
Indicated Value	443,664	113.50	Per SqFt
Agland Value	12,508		
Site Improvements	93,699		
Total Value	549,871	140.67	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	93.75	Total Misc Impr	+ 39,219
Roofing Adj	+ 4.55	Garage Cost	+ 42,014
Subfloor Adj	+ -3.04	Total RCN	= 547,733
Heat/Cool Adj	+ 16.31	Depreciation (19%)	- 104,069
Plumbing Adj	+ 7.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 443,664
Adj Base Cost	= 119.34	Lot Value	+ 443,664
Total Area	x 3,909	Indicated Value	= 443,664
Adjusted Cost	= 466,500	Value Per SqFt	113.50

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	9039	30x15		450	31.47		14,162
PRCH	SLAB PORCH - COVERED	9040	30x8		240	32.13		7,711
PRCH	SLAB PORCH - COVERED	9041	15x14		210	32.22		6,766
PATO	SLAB PORCH - OPEN	9042	30x10		300	11.12		3,336



Rogers

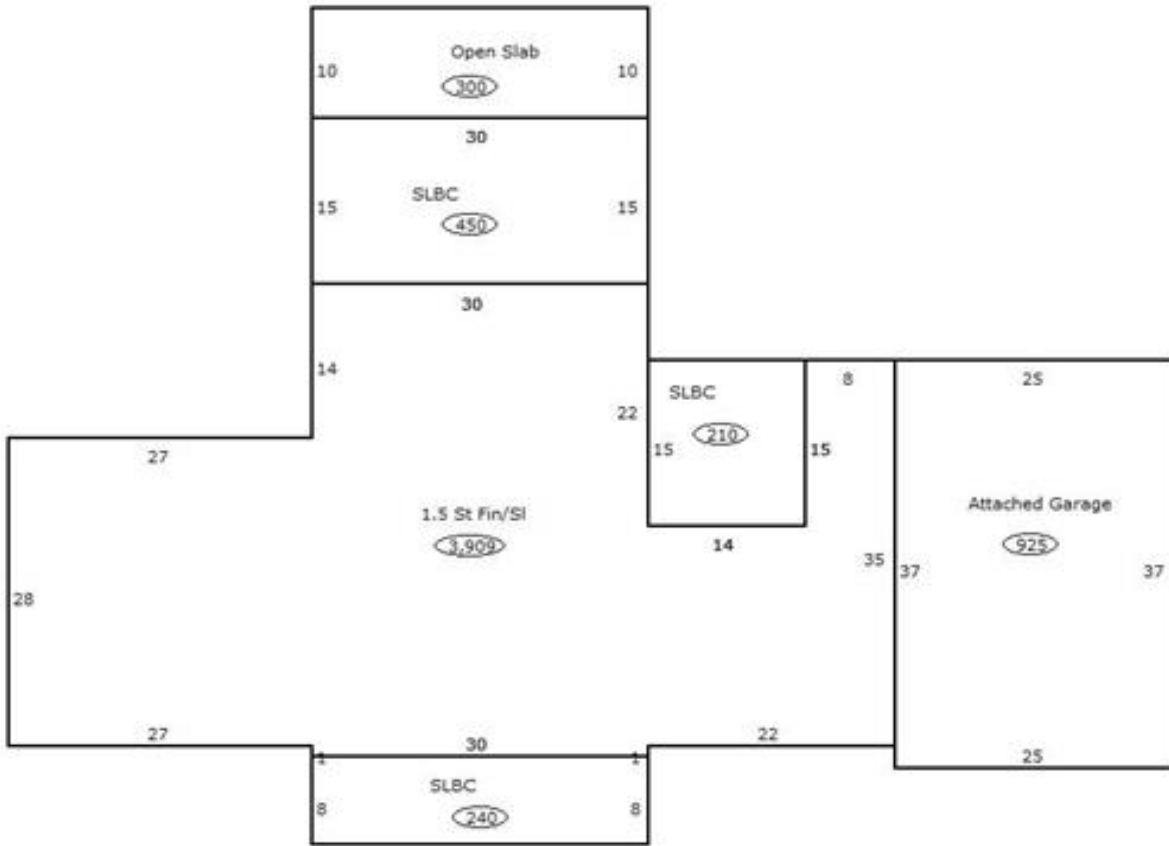
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Sketch Image

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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	2,606	1.500	3,909
2	G	1		13	Attached Garage	925	1.000	925
3	M	PRCH		13	SLBC	450	1.000	450
4	M	PRCH		13	SLBC	240	1.000	240
5	M	PRCH		13	SLBC	210	1.000	210
6	M	PATO		13	Open Slab	300	1.000	300
Total Building Area						2,606		3,909



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LF	LOAFING SHED	8x8x0			64
	Qual 3	Cond 3	Year 2014	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
Base Cost (4.26 x 64)	273		273	273



UTIL	SHOP BUILDING	0x0x0			3,660
Qual 3	Cond 3	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
Base Cost (25.03 x 3,660)	91,610		91,610	90,694



LF	LOAFING SHED	0x0x0			648
Qual 3	Cond 3	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
Base Cost (4.26 x 648)	2,760		2,760	2,732



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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
SO	SOGN SOILS	TMBR	15			13.689	27	27	370	370
TMBR Totals						13.689			370	370
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45			48.516	108	108	5,240	5,240
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80			35.926	192	192	6,898	6,898
NTV PST Totals						84.441			12,138	12,138
Total Agland						98.130			12,508	12,508