




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:57:56
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Assessment Data					Primary Image																																																																																																																				
Account 660003753 Parcel ID 000000-00-0-00693-001-0005 Cadastral ID 05-21-15-04215 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 344472 LYNN, THOMAS & PAULA JEAN 19606 S COVEY CT CLAREMORE OK 74019-0000 Parcel Location Situs 19606 S COVEY CT Subdivision RODEN ADDITION AMD Lot/Block 0005 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 15 / 5 Neighborhood 1107 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>C:\Users\RLN\Pictures\2018-05-18 05-18-18\05-18-18 043.JPG 5/21/2018</p>																																																																																																																				
Legal Description Lat/Long: 36.32701899 -95.72784669 LOT 5 BLOCK 1 RODEN ADDITION AMD.																																																																																																																									
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Lot Data	Square-Foot - NBHD 1107 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.6729 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 72,873.00 x .90 = 65,931 Factor Value Adjustments 1.5809 Lot Value 104,228		

C:\Users\RLN\Pictures\2018-05-18 05-18-18\05-18-18 043.JPG 5/21/2018

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,456 / 1,456
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1963 / 32

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	105,400	72.39	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	141,400		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	92.30	Total Misc Impr	+ 14,448				
Roofing Adj	+ 4.26	Garage Cost	+ 0				
Subfloor Adj	+ 1.12	Total RCN	= 173,996				
Heat/Cool Adj	+ 5.57	Depreciation (42%)	- 73,078				
Plumbing Adj	+ 6.33	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 100,918				
Adj Base Cost	= 109.58	Lot Value	+ 104,228				
Total Area	x 1,456	Indicated Value	= 205,146				
Adjusted Cost	= 159,548	Value Per SqFt	140.90				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	100,918		
Lot Value	104,228		
Indicated Value	205,146	140.90	Per SqFt
Agland Value			
Site Improvements	4,224		
Total Value	209,370	143.80	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	5,095.98		5,096
PATO	SLAB PORCH - OPEN	9257	8x4		32	10.86		348
EPSW	ENCLOSED PORCH - SOLID WALL	9258	18x8		144	62.53		9,004



Rogers

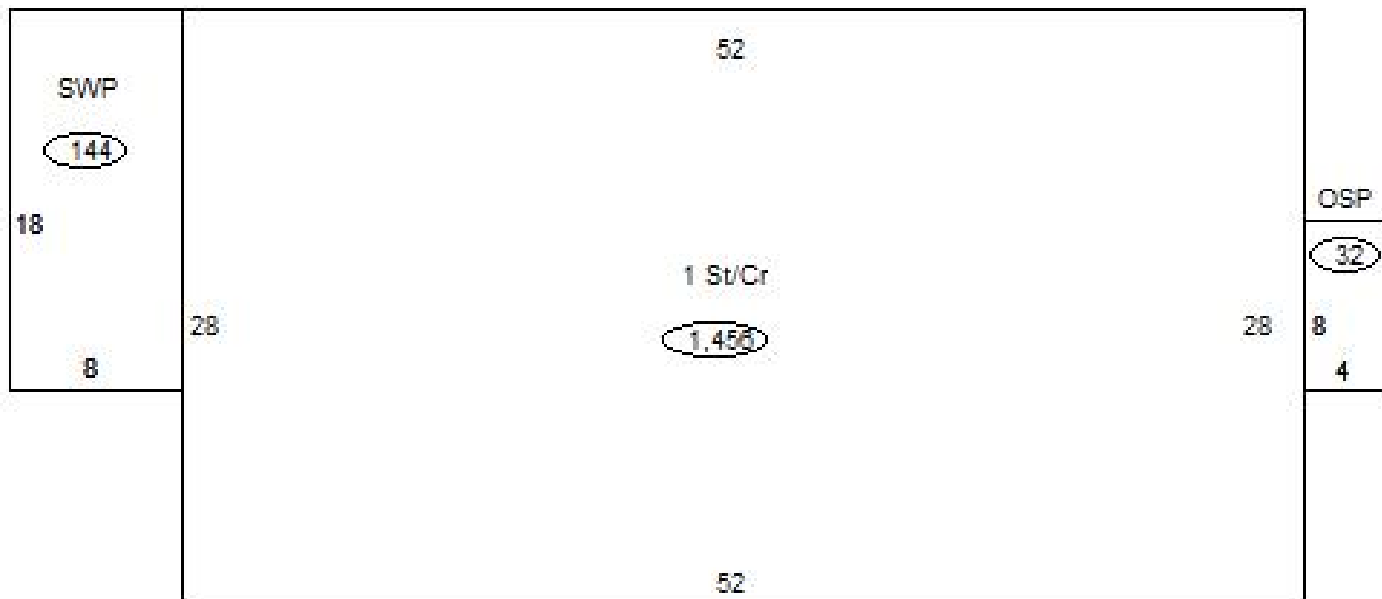
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Sketch Image

660003753



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,456	1.000	1,456
2	M	PATO		13	Open Slab	32	1.000	32
3	M	EPSW		13	EPSW	144	1.000	144
Total Building Area						1,456		1,456



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			384
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (10.48 x 384)		4,024		4,024	4,024
	LT	LEAN-TO	0x0x0			240
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 240)		701		701	701
	DTGF	DETACHED GARAGE FAIR	0x0x0			480
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 480)		7,680		7,680	3,456
						4,224