



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:25:23
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660003871 Parcel ID 000000-00-0-10350-002-0008 Cadastral ID 05-21-16-01160 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 296836 REED, ROBERT G III & CHELSEA L 18805 TIMBERLAKE DR CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 01634 N LEE ST Subdivision PARKWAY Lot/Block 0008 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.32376065 -95.62389987 LOT 8 BLOCK 2 PARKWAY					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	10000		
Non-Ag Acres	0.2109		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	9,185.00 x 4.95 = 45,507		
Factor Value			
Adjustments	1.0000		
Lot Value	45,507		



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Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,484 / 2,104
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,484
Fixture/RghIn	17 /
Bed/F/H Bath	6 / 4.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1990 / 27

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	213,064	101.27	Per SqFt

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

Cost Approach		Manual : 01/2025	
Base Cost	96.65	Total Misc Impr	+ 8,154
Roofing Adj	+ 2.84	Garage Cost	+ 18,459
Subfloor Adj	+ -0.33	Total RCN	= 279,745
Heat/Cool Adj	+ 11.22	Depreciation (41%)	- 114,695
Plumbing Adj	+ 9.93	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 165,050
Adj Base Cost	= 120.31	Lot Value	+ 45,507
Total Area	x 2,104	Indicated Value	= 210,557
Adjusted Cost	= 253,132	Value Per SqFt	100.07

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	165,050		
Lot Value	45,507		
Indicated Value	210,557	100.07	Per SqFt
Agland Value			
Site Improvements			
Total Value	210,557	100.07	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	9714	10x5		50	25.92		1,296
PRCH	SLAB PORCH - COVERED	9715	10x5		50	25.92		1,296
PRCH	SLAB PORCH - COVERED	9716	12x9		108	25.75		2,781
PRCH	SLAB PORCH - COVERED	9717	12x9		108	25.75		2,781



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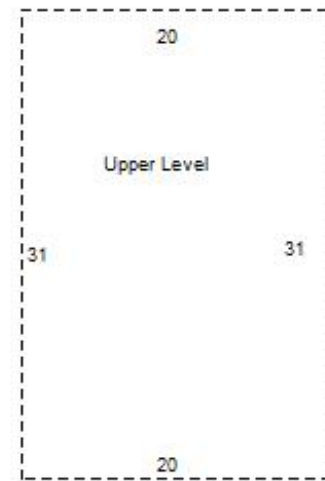
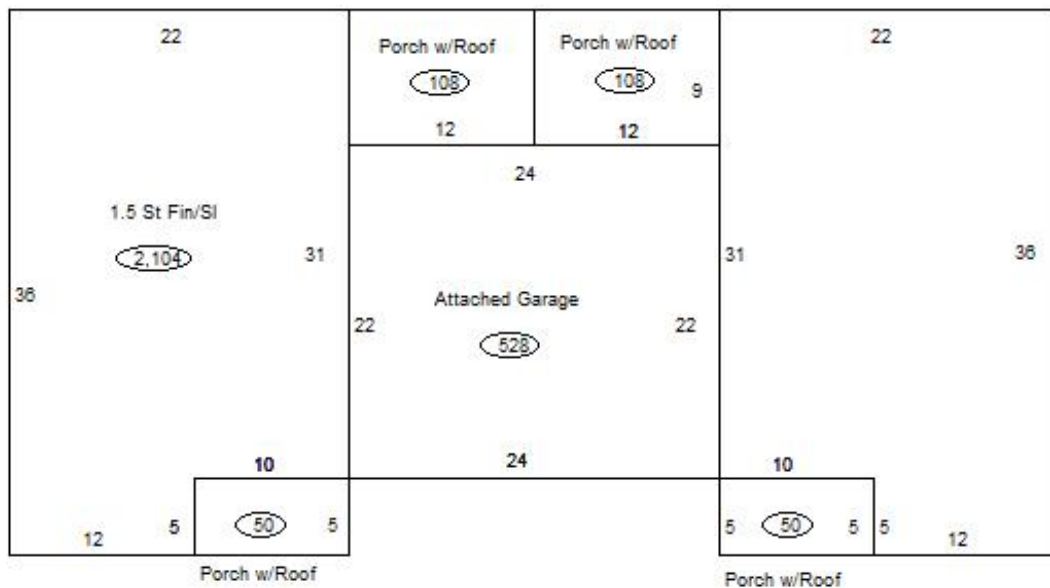
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Sketch Image

660003871



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/Sl	1,484	1.418	2,104
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	50	1.000	50
4	M	PRCH		13	SLBC	50	1.000	50
5	M	PRCH		13	SLBC	108	1.000	108
6	M	PRCH		13	SLBC	108	1.000	108
7	U	^UL	Overhang	13	Upper Level	620	1.000	620
Total Building Area						1,484		2,104