



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:56:14
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Assessment Data					Primary Image																																																																																																																				
Account 660003920 Parcel ID 21N16E-05-1-00000-000-0000 Cadastral ID 05-21-16-03000 Property Type REAL - Real Property Property Class UR VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 331277 CHEATHAM, AARON GREGORY & DELILAH ANN HOLOBAUGH 1105 W LOWRY RD CLAREMORE OK 74017-0000 Parcel Location Situs 01105 LOWERY RD Subdivision Lot/Block / Parcel Size 6.16 - Acres Sec/Twn/Rng 5 / 21 / 16 / 1 Neighborhood 2116 - UNPLATTED School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.33576194 -95.61962093 N 410' OF W 212' LOT 1 & N 410 OF E 443' LOT 2																																																																																																																									
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Lot Data		Square-Foot - NBHD 2116 #1
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	5.8846	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	256,333.00 x .36 = 91,342	
Factor Value		
Adjustments	1.0000	
Lot Value	91,342	



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Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,292 / 1,292
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,292
Fixture/RghIn	18 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	550 Attached Garage - Unfinished
Remodel	RMA -
Year/Eff Age	1972 / 20

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	147,851	114.44	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	105.86	Total Misc Impr	+	19,246			
Roofing Adj	+ 4.46	Garage Cost	+	14,784			
Subfloor Adj	+ -1.15	Total RCN	=	212,481			
Heat/Cool Adj	+ 11.47	Depreciation (25%)	-	53,120			
Plumbing Adj	+ 17.48	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	159,361			
Adj Base Cost	= 138.12	Lot Value	+	91,342			
Total Area	x 1,292	Indicated Value	=	250,703			
Adjusted Cost	= 178,451	Value Per SqFt		194.04			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	159,361		
Lot Value	91,342		
Indicated Value	250,703	194.04	Per SqFt
Agland Value			
Site Improvements			
Total Value	250,703	194.04	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	9930	39x6		234	23.46		5,490
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	9931	26x13		338	25.62		8,660
FPR1	Fireplace - Residential 1 Story		1		1	5,095.98		5,096



Rogers

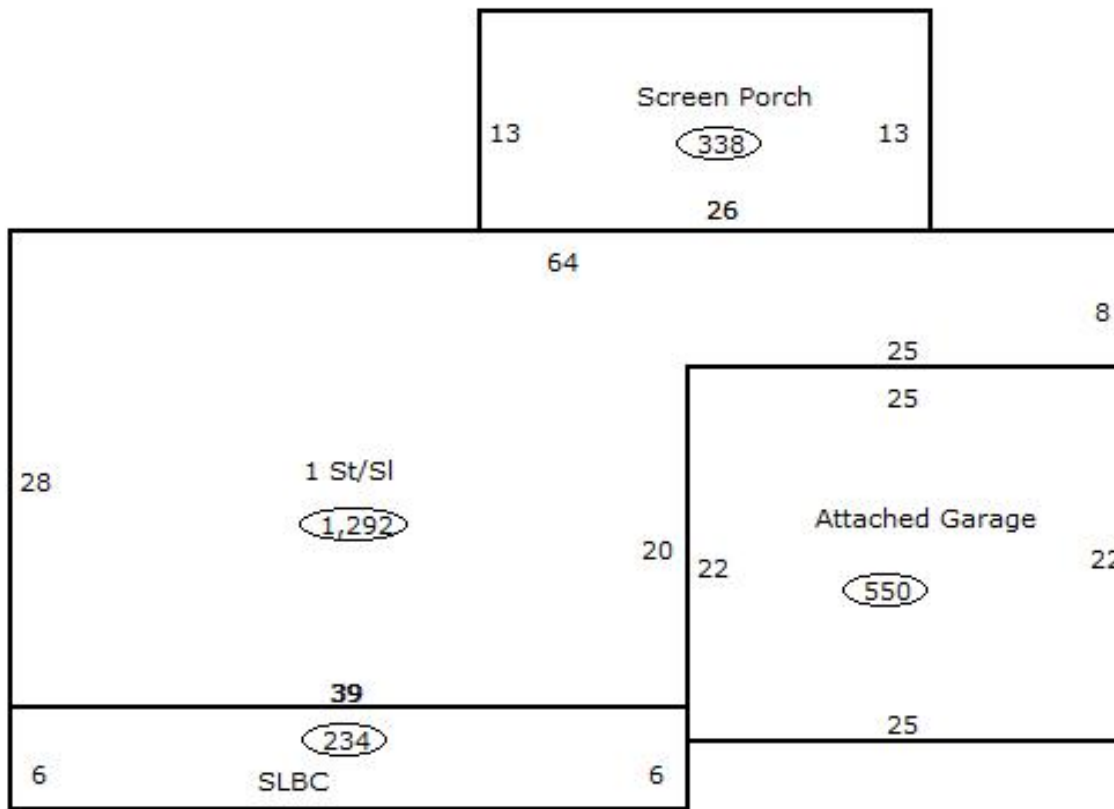
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Sketch Image

660003920



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,292	1.000	1,292
2	G	1		13	Attached Garage	550	1.000	550
3	M	PRCH		13	SLBC	234	1.000	234
4	M	EPKS		13	Screen Porch	338	1.000	338
Total Building Area						1,292		1,292