



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 16:04:25
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660003941 Parcel ID 000000-00-0-10772-003-0008 Cadastral ID 05-21-16-03440 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 54344 ANDREWS, TOMMY B & KATHY FAMILY TRUST 2000 COLLEGE PARK RD CLAREMORE OK 74017-0000 Parcel Location Situs 00811 W 23RD ST N Subdivision SPRINGBROOK ESTATES I Lot/Block 0008 / 0003 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: 36.33105792 -95.61558726																																																																																																																									
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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	8000		
Non-Ag Acres	0.3597		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	
		0	
Method	Square-Foot		
Base Lot Value	15,667.00 x 4.04 = 63,332		
Factor Value			
Adjustments	1.0000		
Lot Value	63,332		



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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% 1 1/2 Story Finished
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Wood
Base/Total Area	1,082 / 1,514
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,082
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	521 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1987 / 29

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	173,089	114.33	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	171,660		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	90.31	Total Misc Impr	+ 10,449
Roofing Adj	+ 3.51	Garage Cost	+ 14,176
Subfloor Adj	+ -0.92	Total RCN	= 196,721
Heat/Cool Adj	+ 11.47	Depreciation (39%)	- 76,721
Plumbing Adj	+ 9.30	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 120,000
Adj Base Cost	= 113.67	Lot Value	+ 63,332
Total Area	x 1,514	Indicated Value	= 183,332
Adjusted Cost	= 172,096	Value Per SqFt	121.09

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	120,000		
Lot Value	63,332		
Indicated Value	183,332	121.09	Per SqFt
Agland Value			
Site Improvements			
Total Value	183,332	121.09	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
PRCH	SLAB PORCH - COVERED	10012	136		136	23.81		3,238
PATO	SLAB PORCH - OPEN	10013	218		218	9.70		2,115

