



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 18:10:19  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660003954 <b>Parcel ID</b> 000000-00-0-10772-003-0021 <b>Cadastral ID</b> 05-21-16-03570 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 301413 QUINONEZ, HARRY F &  JOYCE TRACY 837 W 23RD ST CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00837 W 23RD ST N <b>Subdivision</b> SPRINGBROOK ESTATES I <b>Lot/Block</b> 0021 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1183 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.33105853 -95.61884747																																																																																																																									
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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	8000	
Non-Ag Acres	0.3204	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	
	0	
	0	
Method	Square-Foot	
Base Lot Value	13,955.00 x 4.20 = 58,624	
Factor Value		
Adjustments	1.0000	
Lot Value	58,624	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Vinyl
Base/Total Area	1,158 / 1,158
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,158
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	575 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1997 / 22

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-18\IMG\_007 4/18/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	167,150	144.34	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	155,760 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	103.49	Total Misc Impr	+	12,425	
Roofing Adj	+ 4.72	Garage Cost	+	15,295	
Subfloor Adj	+ -1.24	Total RCN	=	178,955	
Heat/Cool Adj	+ 11.47	Depreciation ( 29%)	-	51,897	
Plumbing Adj	+ 12.16	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	127,058	
Adj Base Cost	= 130.60	Lot Value	+	58,624	
Total Area	x 1,158	Indicated Value	=	185,682	
Adjusted Cost	= 151,235	Value Per SqFt		160.35	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	127,058		
Lot Value	58,624		
Indicated Value	185,682	160.35	Per SqFt
Agland Value			
Site Improvements			
Total Value	185,682	160.35	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	10065	18x5		90	23.99		2,159
PRCH	SLAB PORCH - COVERED	10066	20x11		220	23.50		5,170



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### Sketch Image

660003954



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,158	1.000	1,158
2	G	1		13	Attached Garage	575	1.000	575
3	M	PRCH		13	SLBC	90	1.000	90
4	M	PRCH		13	SLBC	220	1.000	220
<b>Total Building Area</b>						<b>1,158</b>		<b>1,158</b>