



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 16:46:46  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660003998 <b>Parcel ID</b> 000000-00-0-10430-007-0048 <b>Cadastral ID</b> 05-21-16-04060 <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> 23134 BICKELL, J P LEROY & MAXINE  ET AL CO TRUSTEES 530 N KATES CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00530 N KATES AVE <b>Subdivision</b> STATE PREPARATORY <b>Lot/Block</b> 0048 / 0007 <b>Parcel Size</b> 6 - 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> Lat/Long: 36.32341873 -95.62896982 LOTS 43 THRU 48 BLOCK 7 STATE PREPARATORY																																																																																																																									
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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	18750		
Non-Ag Acres	0.419		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	18,253.00 x 3.86 = 70,444		
Factor Value			
Adjustments	1.0000		
Lot Value	70,444		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-28\IMG\_005 4/28/2023

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,032 / 1,032
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1950 / 76

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	27,128	26.29	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	81.78	Total Misc Impr	+	0	
Roofing Adj	+ 3.93	Garage Cost	+		
Subfloor Adj	+ 2.51	Total RCN	=	97,214	
Heat/Cool Adj	+ 1.52	Depreciation ( 80%)	-	77,771	
Plumbing Adj	+ 4.46	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	19,443	
Adj Base Cost	= 94.20	Lot Value	+	70,444	
Total Area	x 1,032	Indicated Value	=	89,887	
Adjusted Cost	= 97,214	Value Per SqFt		87.10	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	19,443		
Lot Value	70,444		
Indicated Value	89,887	87.10	Per SqFt
Agland Value			
Site Improvements			
Total Value	89,887	87.10	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



# Rogers

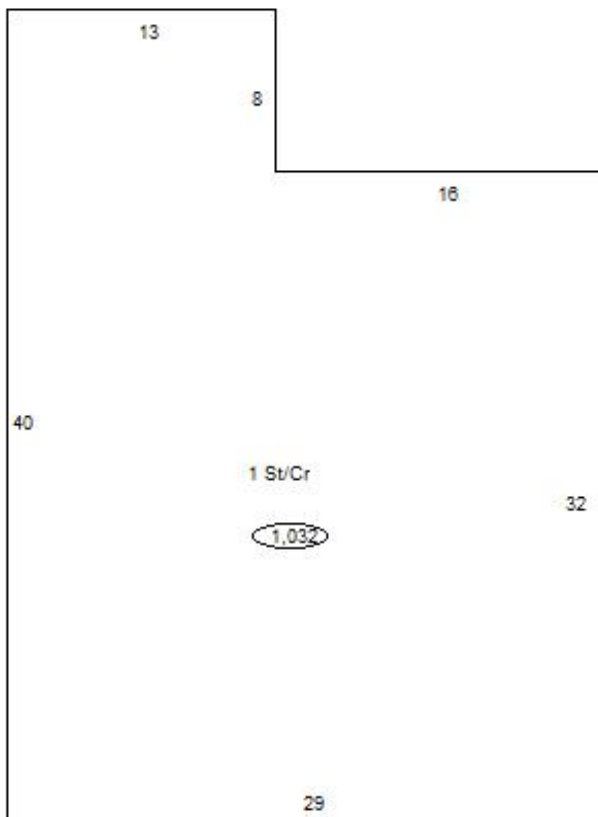
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### Sketch Image

660003998



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,032	1.000	1,032
<b>Total Building Area</b>						1,032		1,032