



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 02:35:33
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660004038 Parcel ID 000000-00-0-10772-001-0002 Cadastral ID 05-21-16-05890 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 18 - CLAREMORE RURAL/W/O FIRE Name ID 349185 DICK, LOGAN 2403 JAY ST CLAREMORE OK 74017-0000 Parcel Location Situs 02403 JAY Subdivision SPRINGBROOK ESTATES I Lot/Block 0002 / 0001 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: 36.33220470 -95.61503479																																																																																																																									
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 Time 02:35:33
 Page 2

Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 8000 Non-Ag Acres 0.1925 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 8,383.00 x 5.00 = 41,915 Factor Value Adjustments 1.0000 Lot Value 41,915		

Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	1,820 / 1,820
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,820
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1987 / 29

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-18\IMG_003; 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	165,867 91.14 Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	105.29	Total Misc Impr	+	2,048	
Roofing Adj	+ 3.71	Garage Cost	+	15,029	
Subfloor Adj	+ 0.00	Total RCN	=	248,199	
Heat/Cool Adj	+ 10.74	Depreciation (45%)	-	111,690	
Plumbing Adj	+ 7.25	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	136,509	
Adj Base Cost	= 126.99	Lot Value	+	41,915	
Total Area	x 1,820	Indicated Value	=	178,424	
Adjusted Cost	= 231,122	Value Per SqFt		98.04	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	136,509		
Lot Value	41,915		
Indicated Value	178,424	98.04	Per SqFt
Agland Value			
Site Improvements			
Total Value	178,424	98.04	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	10258	10x10		100	10.24		1,024
PATO	SLAB PORCH - OPEN	10259	10x10		100	10.24		1,024



Rogers

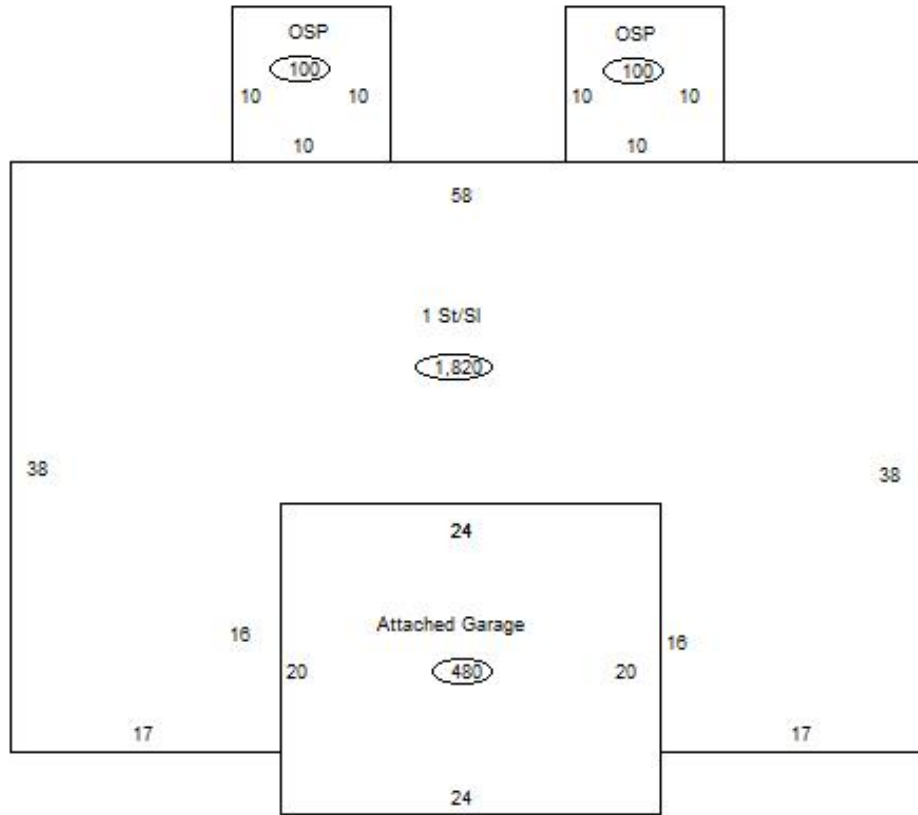
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 Page 3

Sketch Image

660004038



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,820	1.000	1,820
2	G	1		13	Attached Garage	480	1.000	480
3	M	PATO		13	Open Slab	100	1.000	100
4	M	PATO		13	Open Slab	100	1.000	100
Total Building Area						1,820		1,820