



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660004088 Parcel ID 000000-00-0-10260-001-0018 Cadastral ID 05-21-16-06390 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 309120 LONGCO LLC 1412 N CHOCTAW PL CLAREMORE OK 74017-0000 Parcel Location Situs 01410 N CHAMBERS TER Subdivision MEADOW VIEW Lot/Block 0018 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	8500		
Non-Ag Acres	0.1537		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	6,696.00 x 5.00 = 33,480		
Factor Value			
Adjustments	1.0000		
Lot Value	33,480		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-21\IMG_002 4/24/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,470 / 1,470
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,470
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1969 / 43

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	88,989 60.54 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	137,850 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	95.38	Total Misc Impr	+ 1,350
Roofing Adj	+ 3.99	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 167,578
Heat/Cool Adj	+ 10.30	Depreciation (53%)	- 88,816
Plumbing Adj	+ 3.41	Lump Sums	+ 849
Basement Adj	+ 0.00	RCNLD	= 79,611
Adj Base Cost	= 113.08	Lot Value	+ 33,480
Total Area	x 1,470	Indicated Value	= 113,091
Adjusted Cost	= 166,228	Value Per SqFt	76.93

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	79,611
Lot Value	33,480
Indicated Value	113,091 76.93 Per SqFt
Agland Value	
Site Improvements	
Total Value	113,091 76.93 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10455	16x4		64	21.09		1,350
WODO	WOOD DECK - OPEN	10456	374		374	15.14	85%	849



Rogers

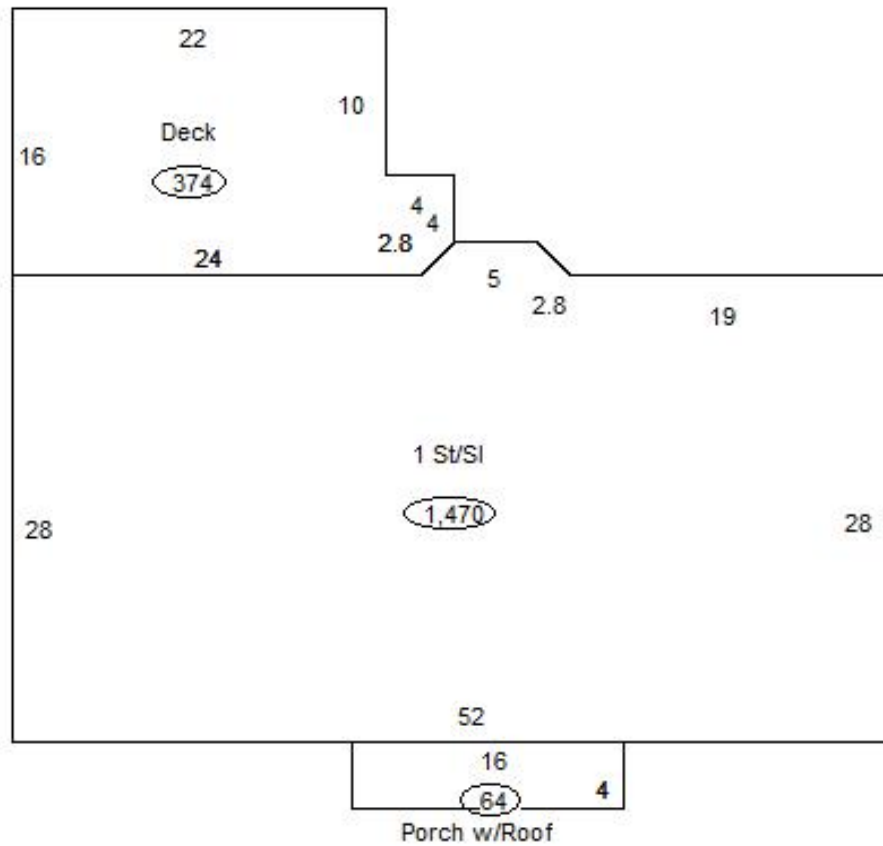
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Sketch Image

660004088



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,470	1.000	1,470
2	M	PRCH		13	SLBC	64	1.000	64
3	M	WODO		13	WODO	374	1.000	374
Total Building Area						1,470		1,470