



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 01:58:45
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Assessment Data					Primary Image																																																																																																																																																																	
Account 660004272 Parcel ID 000000-00-0-10520-001-0005 Cadastral ID 05-21-16-08230 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 326917 ADAMS, AARON D & FAITH G 1910 VALLEY VIEW DR CLAREMORE OK 74017-0000 Parcel Location Situs 01910 VALLEY VIEW DR Subdivision WILL ROGERS HGTS III Lot/Block 0005 / 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	10874		
Non-Ag Acres	0.259		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	11,283.00 x 4.54 = 51,276		
Factor Value			
Adjustments	1.0000		
Lot Value	51,276		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,056 / 1,912
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,056
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	588 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1976 / 38

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	216,313 113.13 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	225,300 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	143,115
Lot Value	51,276
Indicated Value	194,391 101.67 Per SqFt
Agland Value	
Site Improvements	
Total Value	194,391 101.67 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	96.01	Total Misc Impr	+ 8,966
Roofing Adj	+ 2.95	Garage Cost	+ 18,057
Subfloor Adj	+ -1.41	Total RCN	= 257,228
Heat/Cool Adj	+ 12.64	Depreciation (47%)	- 120,897
Plumbing Adj	+ 10.21	Lump Sums	+ 6,784
Basement Adj	+ 0.00	RCNLD	= 143,115
Adj Base Cost	= 120.40	Lot Value	+ 51,276
Total Area	x 1,912	Indicated Value	= 194,391
Adjusted Cost	= 230,205	Value Per SqFt	101.67

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PATO	SLAB PORCH - OPEN	10915		160	160	10.92		1,747
WODO	WOOD DECK - OPEN	10917		500	500	16.96	20%	6,784
PRCH	SLAB PORCH - COVERED	10918		12x5	60	26.74		1,604



Rogers

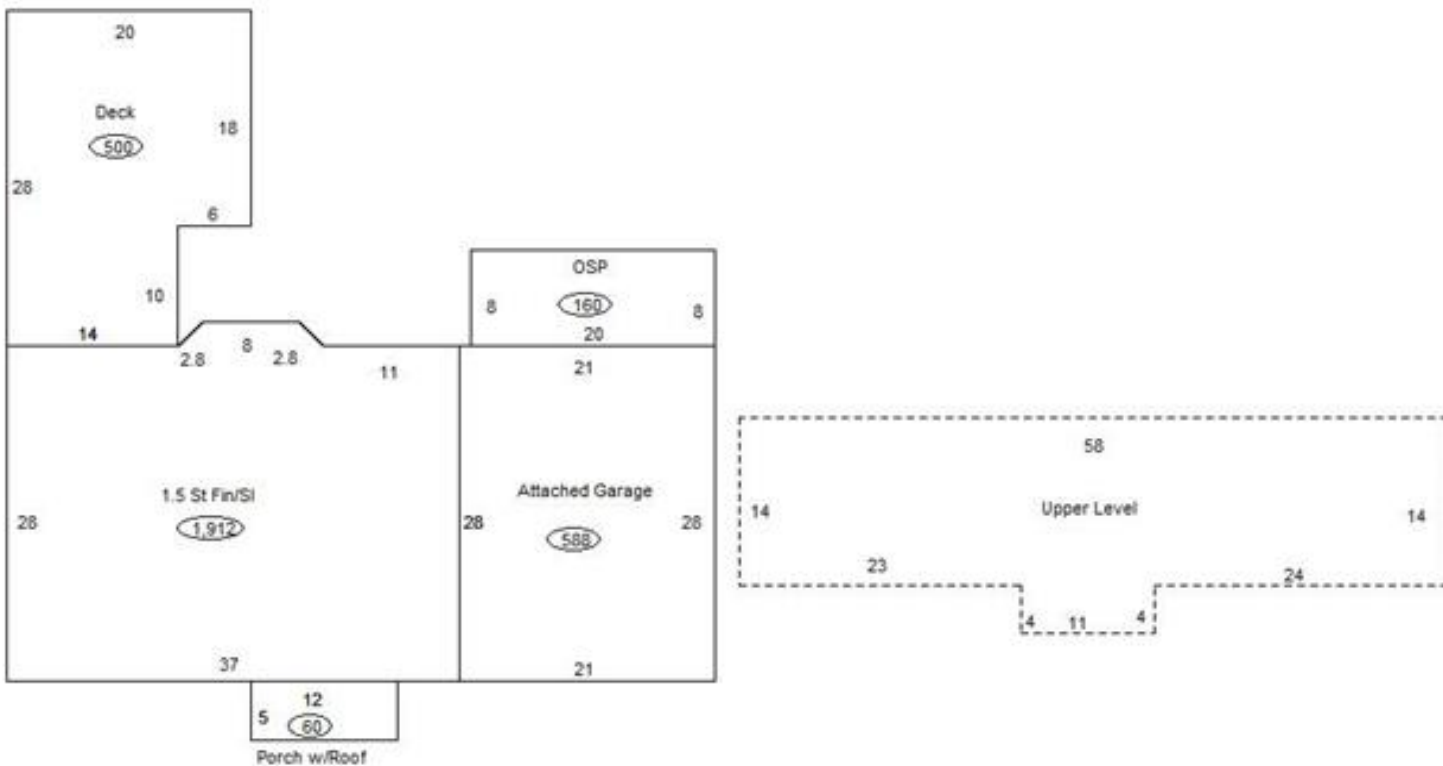
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Sketch Image

660004272



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,056	1.811	1,912
2	G	1		13	Attached Garage	588	1.000	588
3	M	PATO		13	Open Slab	160	1.000	160
4	U	^UL	Overhang	13	Upper Level	856	1.000	856
5	M	WODO		13	WODO	500	1.000	500
6	M	PRCH		13	SLBC	60	1.000	60
Total Building Area						1,056		1,912



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						