



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660004293 Parcel ID 000000-00-0-10520-002-0015 Cadastral ID 05-21-16-08440 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 278384 HICKS, KELLY J KNAACK & KENNETH S 1501 MAPLEWOOD CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 01501 MAPLEWOOD DR Subdivision WILL ROGERS HGTS III Lot/Block 0015 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32562963 -95.62827249 LOT 15 BLOCK 2 WILL ROGERS HGTS III					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 10963.45 Non-Ag Acres 0.2476 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 10,784.00 x 4.63 = 49,904 Factor Value Adjustments 1.0000 Lot Value 49,904		 <p>\\tsclient\T\TOMMY DUNLAP\New folder (172)\IMG_0061.JPG 4/14/2023</p>

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	100% Veneer, Masonry
Base/Total Area	1,520 / 1,520
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,520
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	567 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1975 / 38

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	166,024 109.23 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	102,530 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	115,059
Lot Value	49,904
Indicated Value	164,963 108.53 Per SqFt
Agland Value	
Site Improvements	
Total Value	164,963 108.53 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	104.01	Total Misc Impr	+	11,063
Roofing Adj	+ 4.40	Garage Cost	+	15,133
Subfloor Adj	+ -1.15	Total RCN	=	217,093
Heat/Cool Adj	+ 11.47	Depreciation (47%)	-	102,034
Plumbing Adj	+ 6.86	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	115,059
Adj Base Cost	= 125.59	Lot Value	+	49,904
Total Area	x 1,520	Indicated Value	=	164,963
Adjusted Cost	= 190,897	Value Per SqFt		108.53

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	10998	23x6		138	23.81		3,286
PATO	SLAB PORCH - OPEN	10999	23x5		115	10.73		1,234
PATO	SLAB PORCH - OPEN	11000	18x10		180	10.16		1,829
FPPF	Fireplace - Prefabricated			1975	1	4,713.56		4,714
SHLT	STORM SHELTER (IN GARAGE) AG			2025	1	0.00		



Rogers

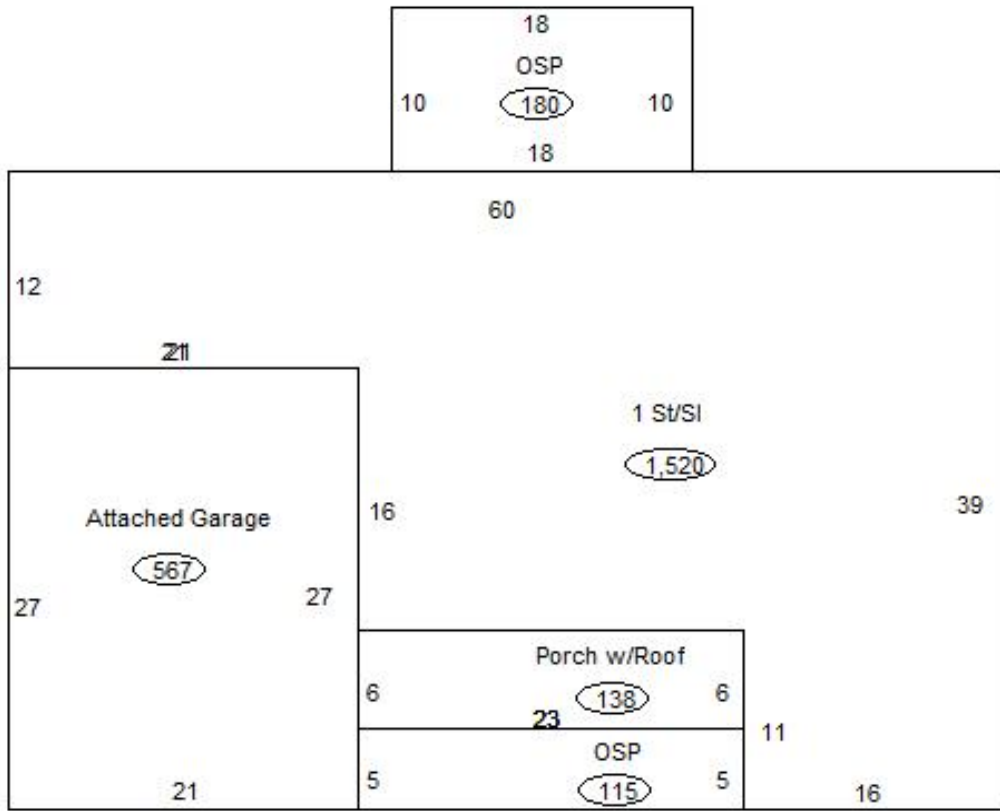
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,520	1.000	1,520
2	G	1		13	Attached Garage	567	1.000	567
3	M	PRCH		13	SLBC	138	1.000	138
4	M	PATO		13	Open Slab	115	1.000	115
5	M	PATO		13	Open Slab	180	1.000	180
Total Building Area						1,520		1,520



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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 (0% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						