



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 660004321 Parcel ID 000000-00-0-10525-001-0005 Cadastral ID 05-21-16-08720 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 306759 EUBANKS, KENNETH B & ERICKA L 1456 MAPLEWOOD DR CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 01456 MAPLEWOOD DR Subdivision WILL ROGERS HGTS IV 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																																																																																																																									
Legal Description Lat/Long: 36.32608102 -95.62689298 LOT 5 BLOCK 1 WILL ROGERS HGTS IV					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> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <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	10500	
Non-Ag Acres	0.2342	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,200.00 x 4.74 = 48,298	
Factor Value		
Adjustments	1.0000	
Lot Value	48,298	

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	75% Veneer, Stone 25% Frame, Siding, Vinyl
Base/Total Area	1,600 / 1,600
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,600
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	462 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1978 / 36

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	164,294	102.68	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	180,620		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.00	Total Misc Impr	+	23,561			
Roofing Adj	+ 4.36	Garage Cost	+	12,931			
Subfloor Adj	+ -1.15	Total RCN	=	242,060			
Heat/Cool Adj	+ 11.47	Depreciation (45%)	-	108,927			
Plumbing Adj	+ 8.80	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	133,133			
Adj Base Cost	= 128.48	Lot Value	+	48,298			
Total Area	x 1,600	Indicated Value	=	181,431			
Adjusted Cost	= 205,568	Value Per SqFt		113.39			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	133,133		
Lot Value	48,298		
Indicated Value	181,431	113.39	Per SqFt
Agland Value			
Site Improvements			
Total Value	181,431	113.39	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	11113		124	124	23.86		2,959
EPSW	ENCLOSED PORCH - SOLID WALL	11114	21x12		252	61.53		15,506



Rogers

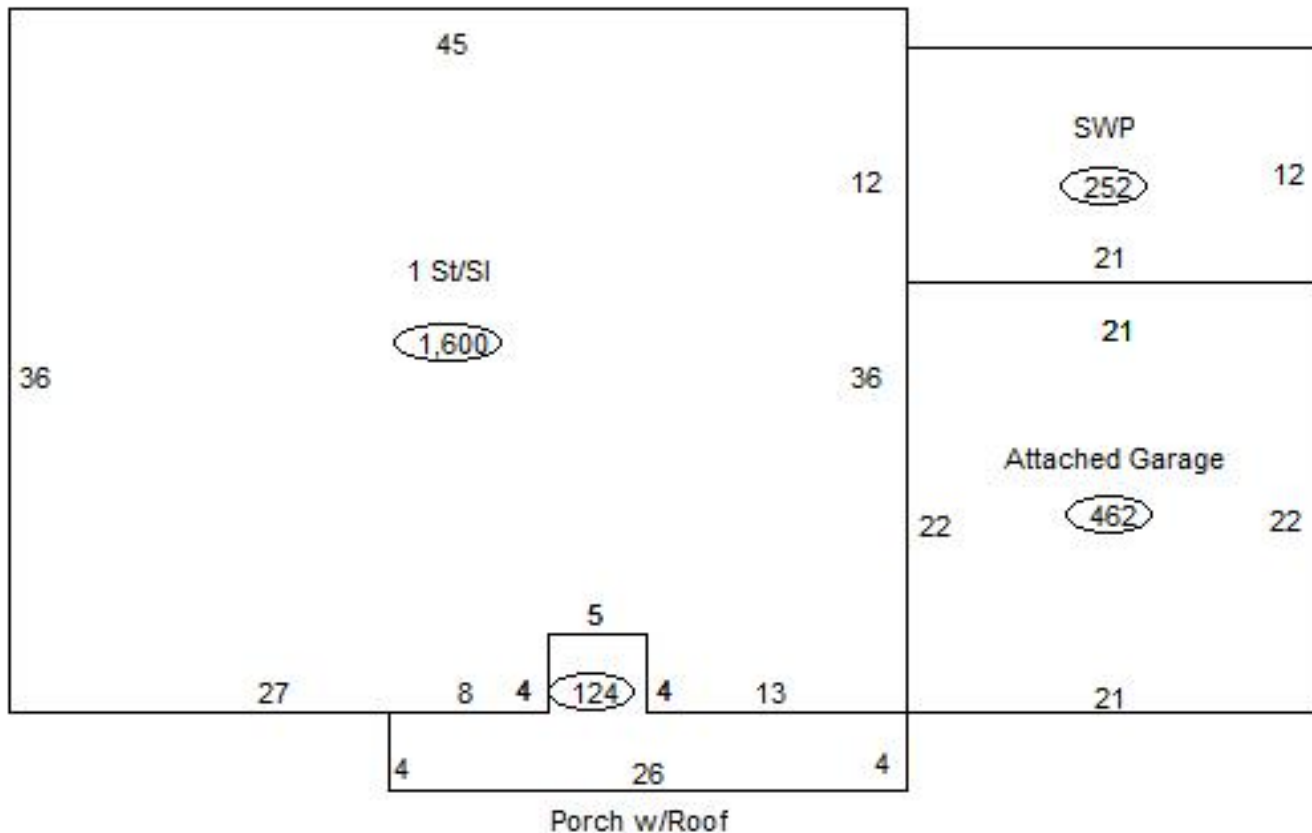
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Sketch Image

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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	1,600	1.000	1,600
2	G	1		13	Attached Garage	462	1.000	462
3	M	PRCH		13	SLBC	124	1.000	124
4	M	EPSW		13	EPSW	252	1.000	252
Total Building Area						1,600		1,600



Rogers

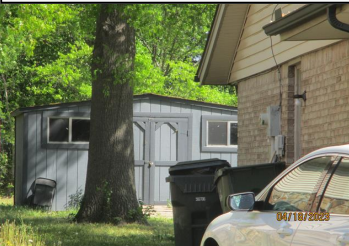
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Outbuildings/Site Improvements

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)						