



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 14:27:31
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Assessment Data					Primary Image																																																																																																																				
Account 660004431 Parcel ID 21N17E-05-4-00000-000-0000 Cadastral ID 05-21-17-00800 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 281681 BIRKHOLZ, SUE ANN TRUSTEE 19536 S 4210 RD CLAREMORE OK 74019-0000 Parcel Location Situs 19536 S 4210 RD Subdivision Lot/Block / Parcel Size 1.25 - Acres Sec/Twn/Rng 5 / 21 / 17 / 4 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>660004431 07/31/25</p> <p>660004431_001.JPG 8/11/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.32798467 -95.50781085 N2 SE NE NE SE																																																																																																																									
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Lot Data		Square-Foot - NBHD 2117 #1	
Lot Size			
Lot Count			
Units Buildable	1.25		
Non-Ag Acres	1.2527		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	54,568.00 x .53 = 28,897		
Factor Value			
Adjustments	1.0000		
Lot Value	28,897		



660004431_001.JPG 8/11/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,367 / 1,367
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,367
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	350 Carport - Gable Roof
Remodel	
Year/Eff Age	2005 / 16

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,199	124.51	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	95.99	Total Misc Impr	+ 4,348
Roofing Adj	+ 5.18	Garage Cost	+ 2,835
Subfloor Adj	+ -1.15	Total RCN	= 165,154
Heat/Cool Adj	+ 11.47	Depreciation (19%)	- 31,379
Plumbing Adj	+ 4.07	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 133,775
Adj Base Cost	= 115.56	Lot Value	+ 28,897
Total Area	x 1,367	Indicated Value	= 162,672
Adjusted Cost	= 157,971	Value Per SqFt	119.00

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	133,775		
Lot Value	28,897		
Indicated Value	162,672	119.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	162,672	119.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	11472	23x8		184	23.63		4,348



Rogers

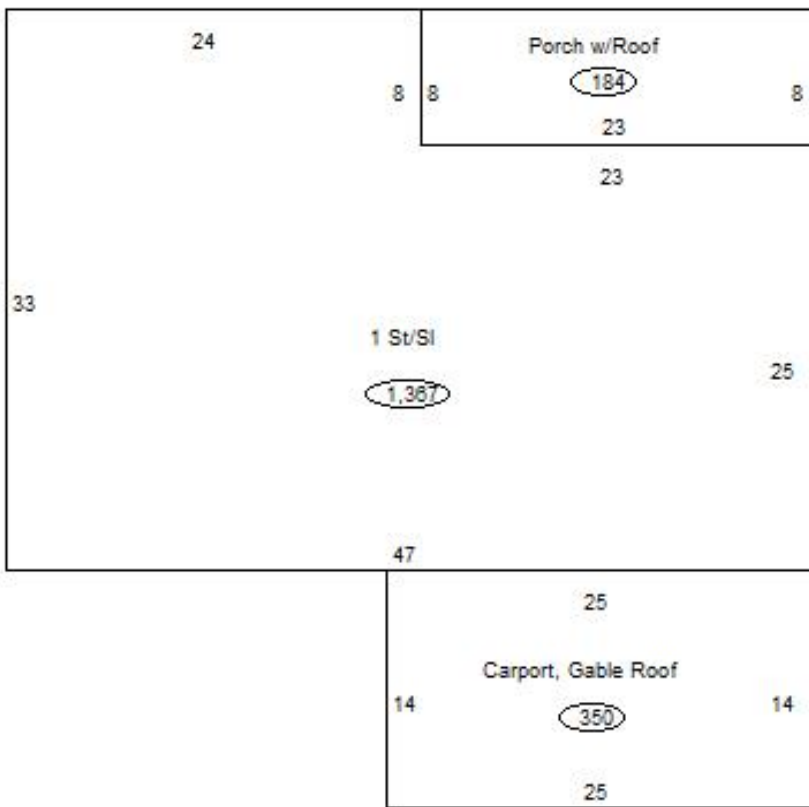
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Sketch Image

660004431



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,367	1.000	1,367
2	G	3		13	Carport, Gable Roof	350	1.000	350
3	M	PRCH		13	SLBC	184	1.000	184
Total Building Area						1,367		1,367



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SV	SWIM VINYL	0x0x0			1	
	Qual	Cond	Year	Eff Age			
		Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (25,000.00 x 1)	25,000		25,000	25,000	