



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 03:30:52  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660004718 <b>Parcel ID</b> 22N17E-05-4-00000-000-0000 <b>Cadastral ID</b> 05-22-17-01900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 70 - FOYIL RURAL/FOYIL FIRE <b>Name ID</b> 28464 ROBERTS, CHARLES E  17600 E 417 RD CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 17600 E 417 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 5 - Acres <b>Sec/Twn/Rng</b> 5 / 22 / 17 / 4 <b>Neighborhood</b> 4070 - FOYIL SEQUOYAH AREA <b>School District</b> S007 - FOYIL SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.41154195 -95.50894715																																																																																																																									
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Lot Data		Square-Foot - NBHD 4070 #1	
Lot Size			
Lot Count			
Units Buildable	5		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	215,993.00 x .35 = 75,778		
Factor Value			
Adjustments	1.0000		
Lot Value	75,778		



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/29/2020

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,292 / 1,292
Style	100% One Story
HVAC	100% Wall Furnace 1 Wall Air Conditioners (Count)
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	FULL -
Year/Eff Age	1984 / 18

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	94,022	72.77	Per SqFt

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

Cost Approach		Manual : 01/2025	
Base Cost	91.77	Total Misc Impr	+ 9,238
Roofing Adj	+ 4.82	Garage Cost	+ 0
Subfloor Adj	+ 2.32	Total RCN	= 143,025
Heat/Cool Adj	+ 0.76	Depreciation ( 24%)	- 34,326
Plumbing Adj	+ 3.88	Lump Sums	+ 974
Basement Adj	+ 0.00	RCNLD	= 109,673
Adj Base Cost	= 103.55	Lot Value	+ 75,778
Total Area	x 1,292	Indicated Value	= 185,451
Adjusted Cost	= 133,787	Value Per SqFt	143.54

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	109,673		
Lot Value	75,778		
Indicated Value	185,451	143.54	Per SqFt
Agland Value			
Site Improvements			
Total Value	185,451	143.54	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	12012	20x3		60	21.11		1,267
WODO	Wood Deck - Open	163892	6x6		36	27.05		974
PATO	Patio - Open	163893	26x24		624	7.67		4,786
PATC	Patio - Covered	163897	16x12		192	16.59		3,185



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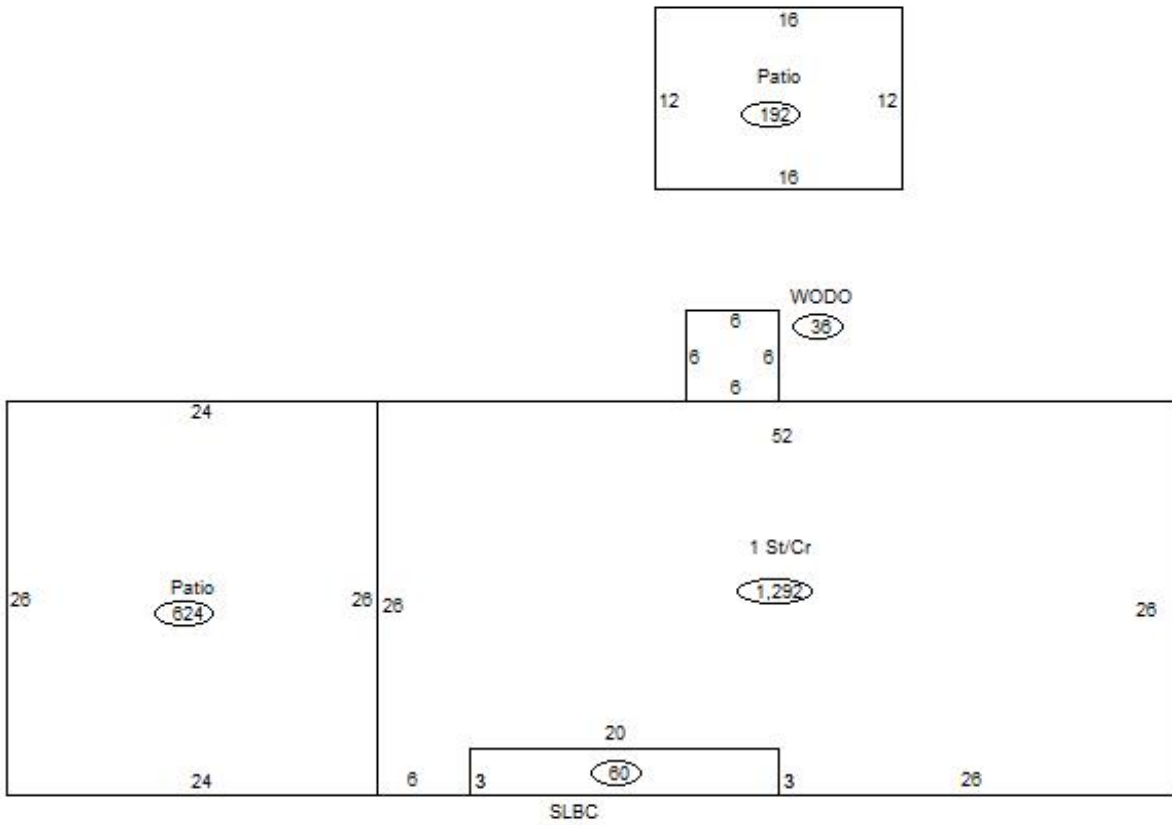
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,292	1.000	1,292
2	M	PRCH		13	SLBC	60	1.000	60
3	M	WODO		13	WODO	36	1.000	36
4	M	PATO		13	Patio	624	1.000	624
5	M	PATC		13	Patio	192	1.000	192
<b>Total Building Area</b>						1,292		1,292



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS SHED		8x10x8	Plank	Formed Metal	80
	Qual 3	Cond 3	Year 2019	Eff Age 5		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (30.79 x 80)		2,463		2,463	2,463
	SHDS SHED		8x10x8	Plank	Formed Metal	80
	Qual 3	Cond 3	Year 2018	Eff Age 6		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (30.79 x 80)		2,463		2,463	2,463