



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:06:43
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Assessment Data					Primary Image																																																																																																																				
Account 660005487 Parcel ID 000000-00-0-00708-006-0006 Cadastral ID 06-21-15-07220 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 113934 PALES, FRANKIE R & KASEY PIRRONE-CO-TRUSTEES THE PALES 2024 TRUST 4525 E 477 PL CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 04525 E 477 PL Subdivision ROLLING MEADOWS PARK Lot/Block 0006 / 0006 Parcel Size .5 - Lots Sec/Twn/Rng 6 / 21 / 15 / 5 Neighborhood 1107 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32653456 -95.74750087 TR DESC 2024-015765 AS BEING IN LOT 6 BLOCK 6 ROLLING MEADOWS PARK BEG SW/C LOT 6; N00.5411W 317.30'; N88.1035E 305.03'; S00.5314E 317.19'; S88.0920W 304.94' TO POB.					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 1107 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		1
			0
Method	Square-Foot		
Base Lot Value	96,838.00 x .79 =	76,482	
Factor Value	19,121		
Adjustments	1.0000		
Lot Value	95,603		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,892 / 1,892
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,892
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	556 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1977 / 37

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	212,896 112.52 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	333,630 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	157,123
Lot Value	95,603
Indicated Value	252,726 133.58 Per SqFt
Agland Value	
Site Improvements	
Total Value	252,726 133.58 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.77	Total Misc Impr	+ 13,297
Roofing Adj	+ 4.76	Garage Cost	+ 17,308
Subfloor Adj	+ -2.25	Total RCN	= 280,576
Heat/Cool Adj	+ 12.64	Depreciation (44%)	- 123,453
Plumbing Adj	+ 8.20	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 157,123
Adj Base Cost	= 132.12	Lot Value	+ 95,603
Total Area	x 1,892	Indicated Value	= 252,726
Adjusted Cost	= 249,971	Value Per SqFt	133.58

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	13035	21x12		252	9.68		2,439
PRCH	SLAB PORCH - COVERED	13036	12x9		108	26.59		2,872
PATO	SLAB PORCH - OPEN	13037	30x8		240	9.88		2,371



Rogers

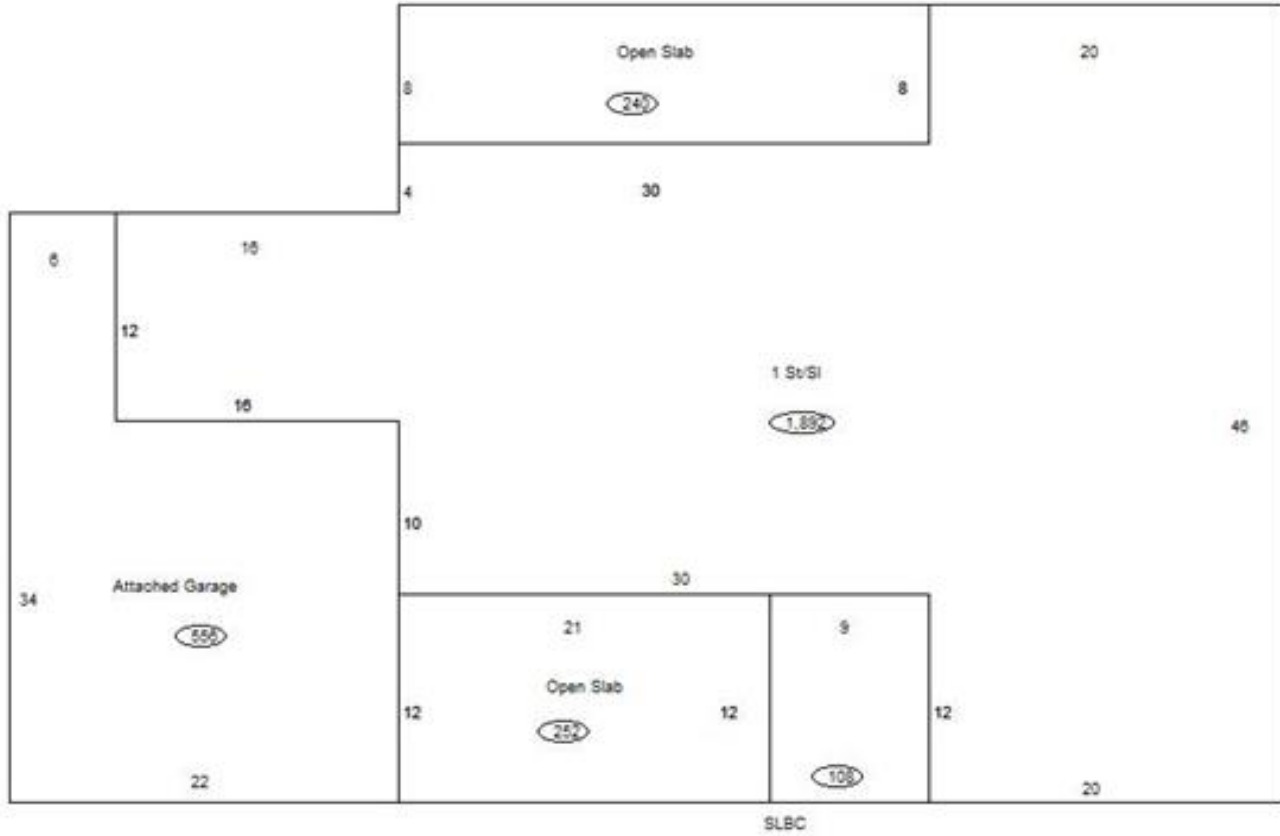
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,892	1.000	1,892
2	G	1		10	Attached Garage	556	1.000	556
3	M	PATO		10	Open Slab	252	1.000	252
4	M	PRCH		10	SLBC	108	1.000	108
5	M	PATO		10	Open Slab	240	1.000	240
Total Building Area						1,892		1,892



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
Base Cost (4.61 x)						