



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 05:26:29
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660005787 Parcel ID 000000-00-0-00606-004-0012 Cadastral ID 06-22-16-02630 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 311617 KERSEY, JEREMY S & MINDY 13275 S OAK ST CLAREMORE OK 74017-0000 Parcel Location Situs 13275 S OAK ST Subdivision PONDEROSA Lot/Block 0012 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 6 / 22 / 16 / 5 Neighborhood 1085 - R-V04-NW SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.41665484 -95.64947526																																																																																																																									
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 Page 2

Lot Data		Square-Foot - NBHD 1085 #1	
Lot Size			
Lot Count			
Units Buildable	9020		
Non-Ag Acres	0.3829		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	16,677.00 x 3.15 = 52,533		
Factor Value			
Adjustments	1.0000		
Lot Value	52,533		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-8\IMG_002' 11/8/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,139 / 1,139
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	RMA -
Year/Eff Age	1969 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	112,067	98.39	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	93.79	Total Misc Impr	+	5,350	
Roofing Adj	+ 4.26	Garage Cost	+	10,613	
Subfloor Adj	+ 2.50	Total RCN	=	150,502	
Heat/Cool Adj	+ 10.30	Depreciation (46%)	-	69,231	
Plumbing Adj	+ 7.27	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	81,271	
Adj Base Cost	= 118.12	Lot Value	+	52,533	
Total Area	x 1,139	Indicated Value	=	133,804	
Adjusted Cost	= 134,539	Value Per SqFt		117.47	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	81,271		
Lot Value	52,533		
Indicated Value	133,804	117.47	Per SqFt
Agland Value			
Site Improvements			
Total Value	133,804	117.47	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	13711	18		18	21.23		382
PRCH	SLAB PORCH - COVERED	13712	242		242	20.53		4,968



Rogers

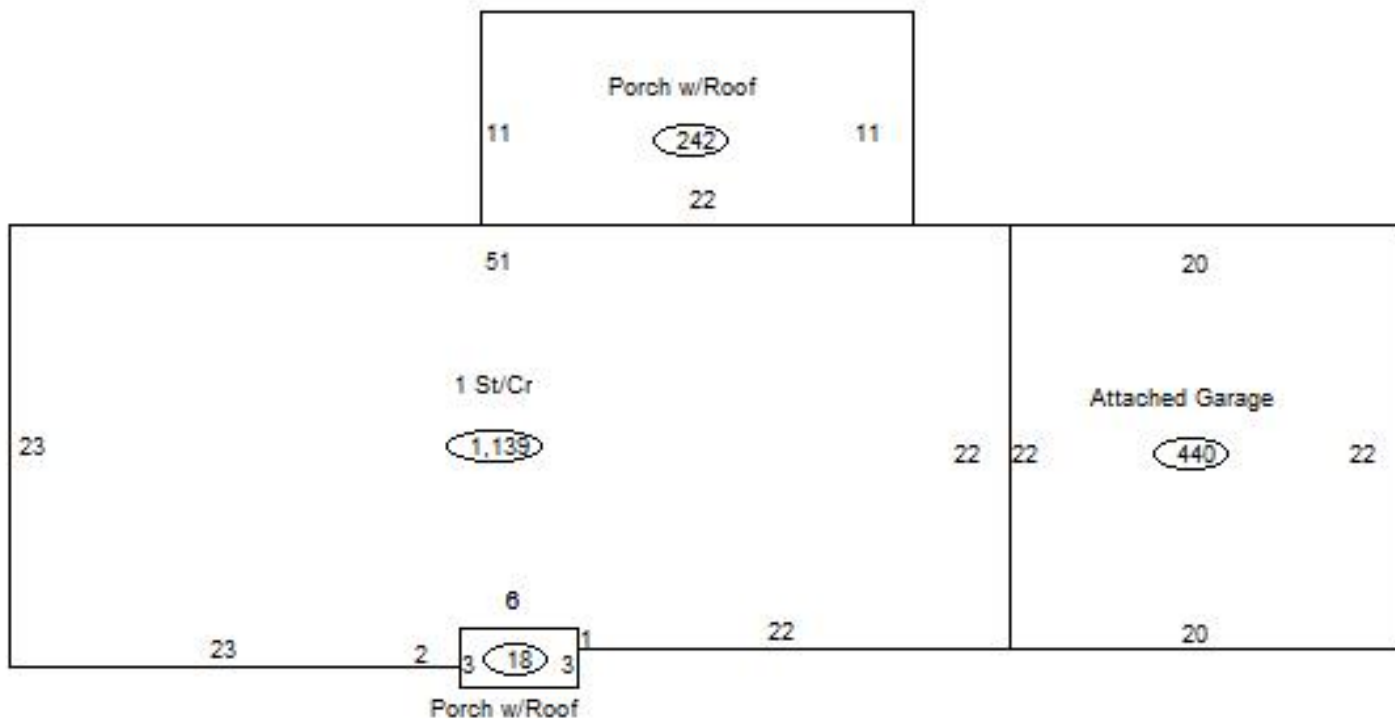
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 Page 3

Sketch Image

660005787



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,139	1.000	1,139
2	G	1		13	Attached Garage	440	1.000	440
3	M	PRCH		13	SLBC	18	1.000	18
4	M	PRCH		13	SLBC	242	1.000	242
Total Building Area						1,139		1,139