



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 00:13:45  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660006063 <b>Parcel ID</b> 000000-00-0-10060-001-0010 <b>Cadastral ID</b> 07-21-16-00250 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 333985 JONES, TYLER LEE  2006 CHARLESTOWN CIR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 02006 CHARLESTOWN CIR <b>Subdivision</b> CHARLES TOWN LANDING <b>Lot/Block</b> 0010 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 7 / 21 / 16 / 5 <b>Neighborhood</b> 1180 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (188)\IMG_0033.JPG 5/9/2023</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.30909543 -95.63537689																																																																																																																									
LOT 10 CHARLES TOWN LANDING					<b>Building Permits</b> <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> <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> <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 1180 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> 1 <b>Units Buildable</b> 10000 <b>Non-Ag Acres</b> 0.09 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> 0  <b>Method</b> Square-Foot <b>Base Lot Value</b> 3,920.00 x 4.15 = 16,268 <b>Factor Value</b> <b>Adjustments</b> 1.3000 <b>Lot Value</b> 21,148		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	
<b>Style</b>	100% 1 1/2 Story Finished
<b>Exterior Wall</b>	100% Frame, Siding, Wood
<b>Base/Total Area</b>	528 / 1,258
<b>Style</b>	100% 1 1/2 Story Finished
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	528
<b>Fixture/RghIn</b>	7 /
<b>Bed/F/H Bath</b>	3 / 1.5 /
<b>Basement Area</b>	
<b>Garage Type</b>	456 Attached Garage - Unfinished 2 Stalls
<b>Remodel</b>	
<b>Year/Eff Age</b>	1983 / 32

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GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	147,552	117.29	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	8		
<b>Indicated Value</b>	160,000		Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	85.47	<b>Total Misc Impr</b>	+	8,566			
<b>Roofing Adj</b>	+ 2.21	<b>Garage Cost</b>	+	12,814			
<b>Subfloor Adj</b>	+ -0.58	<b>Total RCN</b>	=	154,590			
<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 42%)</b>	-	64,928			
<b>Plumbing Adj</b>	+ 7.32	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	89,662			
<b>Adj Base Cost</b>	= 105.89	<b>Lot Value</b>	+	21,148			
<b>Total Area</b>	x 1,258	<b>Indicated Value</b>	=	110,810			
<b>Adjusted Cost</b>	= 133,210	<b>Value Per SqFt</b>		88.08			

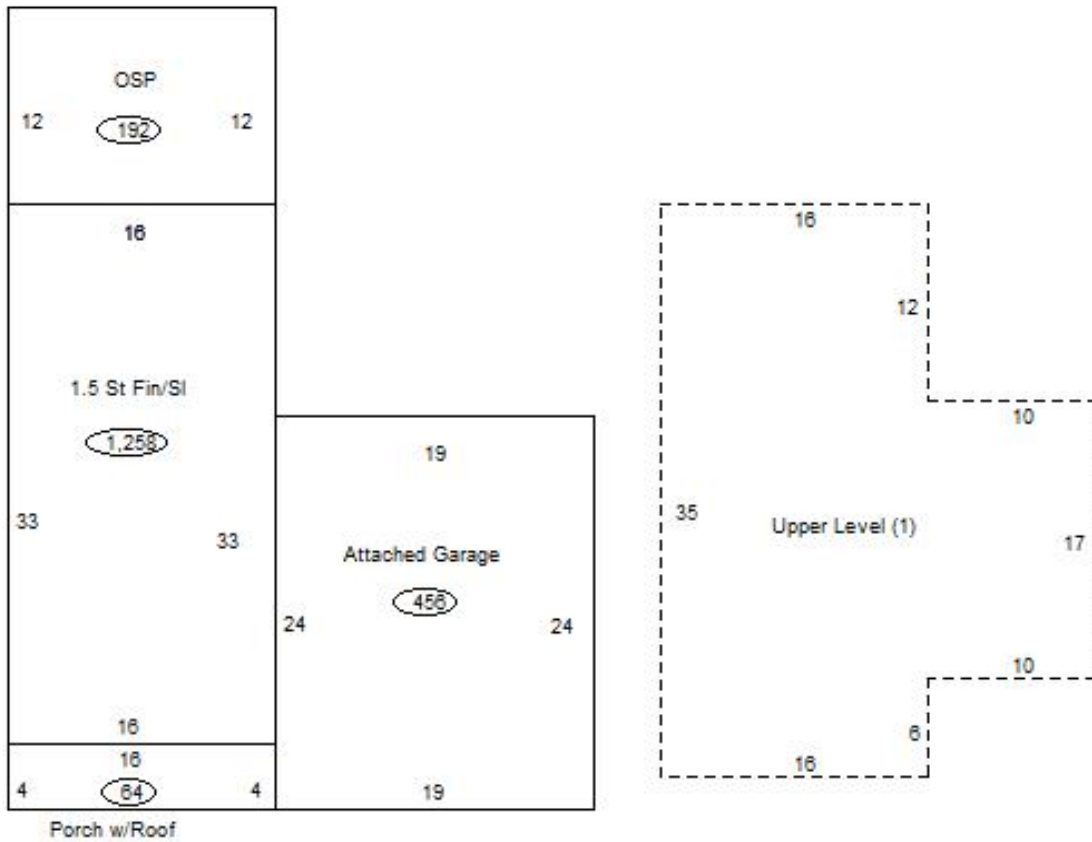
Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	89,662		
<b>Lot Value</b>	21,148		
<b>Indicated Value</b>	110,810	88.08	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	110,810	88.08	Total Value Per SqFt

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	14294	16x4		64	24.07		1,540
PATO	SLAB PORCH - OPEN	14295	16x12		192	10.05		1,930



Sketch Image

660006063



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	528	2.383	1,258
2	G	1		13	Attached Garage	456	1.000	456
3	M	PRCH		13	SLBC	64	1.000	64
4	M	PATO		13	Open Slab	192	1.000	192
5	U	^UL		13	Upper Level (1)	730	1.000	730
<b>Total Building Area</b>						528		1,258