



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 03:35:33
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Assessment Data					Primary Image																																																																																																																				
Account 660006112 Parcel ID 000000-00-0-10160-002-0008 Cadastral ID 07-21-16-02160 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 83634 MOORE, DEANA R 3001 BERWICK DR CLAREMORE OK 74017-0000 Parcel Location Situs 03001 W BERWICK Subdivision HIGHLANDS THE I Lot/Block 0008 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 7 / 21 / 16 / 5 Neighborhood 1180 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1180 #1	
Lot Size			
Lot Count	1		
Units Buildable	17980		
Non-Ag Acres	0.2956		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	12,877.00 x 4.15 = 53,440		
Factor Value			
Adjustments	1.0000		
Lot Value	53,440		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,558 / 2,422
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,558
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	532 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1984 / 32

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	286,171 118.15 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	277,570 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	201,328
Lot Value	53,440
Indicated Value	254,768 105.19 Per SqFt
Agland Value	
Site Improvements	
Total Value	254,768 105.19 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	97.12	Total Misc Impr	+ 18,861
Roofing Adj	+ 3.63	Garage Cost	+ 20,886
Subfloor Adj	+ -2.32	Total RCN	= 335,546
Heat/Cool Adj	+ 14.47	Depreciation (40%)	- 134,218
Plumbing Adj	+ 9.23	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 201,328
Adj Base Cost	= 122.13	Lot Value	+ 53,440
Total Area	x 2,422	Indicated Value	= 254,768
Adjusted Cost	= 295,799	Value Per SqFt	105.19

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	14557	32x5		160	28.96		4,634
PRCH	SLAB PORCH - COVERED	14558	21x13		273	28.56		7,797



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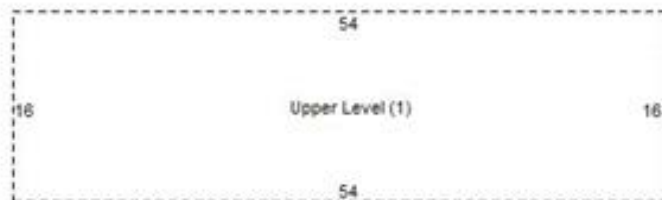
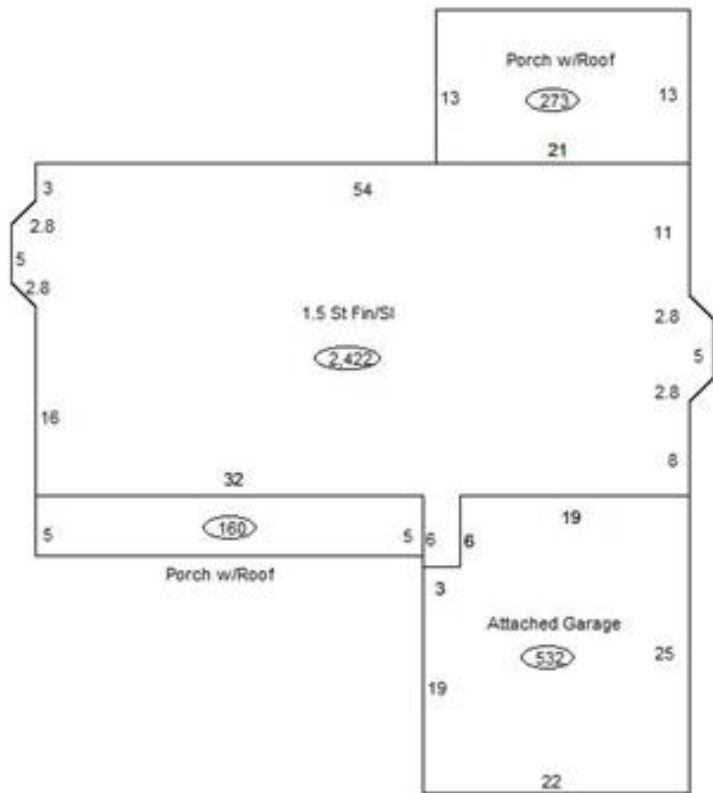
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Sketch Image

660006112



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	1,558	1.555	2,422
2	G	1		13	Attached Garage	532	1.000	532
3	M	PRCH		13	SLBC	160	1.000	160
4	M	PRCH		13	SLBC	273	1.000	273
5	U	^UL		13	Upper Level (1)	864	1.000	864
Total Building Area						1,558		2,422