



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:52:58
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660006279 Parcel ID 000000-00-0-10480-004-0025 Cadastral ID 07-21-16-06140 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 331261 PICKENS, MICHAEL & ROSE 2408 S MAYWOOD DR CLAREMORE OK 74017-0000 Parcel Location Situs 02408 S MAYWOOD DR Subdivision WESTWOOD ESTATES III Lot/Block 0025 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 7 / 21 / 16 / 5 Neighborhood 1180 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.31080864 -95.64024396																																																																																																																									
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Lot Data		Square-Foot - NBHD 1180 #1	
Lot Size			
Lot Count	1		
Units Buildable	15626		
Non-Ag Acres	0.2577		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	11,226.00 x 4.15 = 46,588		
Factor Value			
Adjustments	1.0000		
Lot Value	46,588		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-8\IMG_0019. 5/8/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Frame, Siding, Wood 50% Veneer, Masonry
Base/Total Area	1,678 / 1,678
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,678
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	462 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1979 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,013	101.32	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	201,640		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	97.74	Total Misc Impr	+ 9,307
Roofing Adj	+ 4.32	Garage Cost	+ 12,931
Subfloor Adj	+ -1.15	Total RCN	= 224,890
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 98,952
Plumbing Adj	+ 8.39	Lump Sums	+ 2,503
Basement Adj	+ 0.00	RCNLD	= 128,441
Adj Base Cost	= 120.77	Lot Value	+ 46,588
Total Area	x 1,678	Indicated Value	= 175,029
Adjusted Cost	= 202,652	Value Per SqFt	104.31

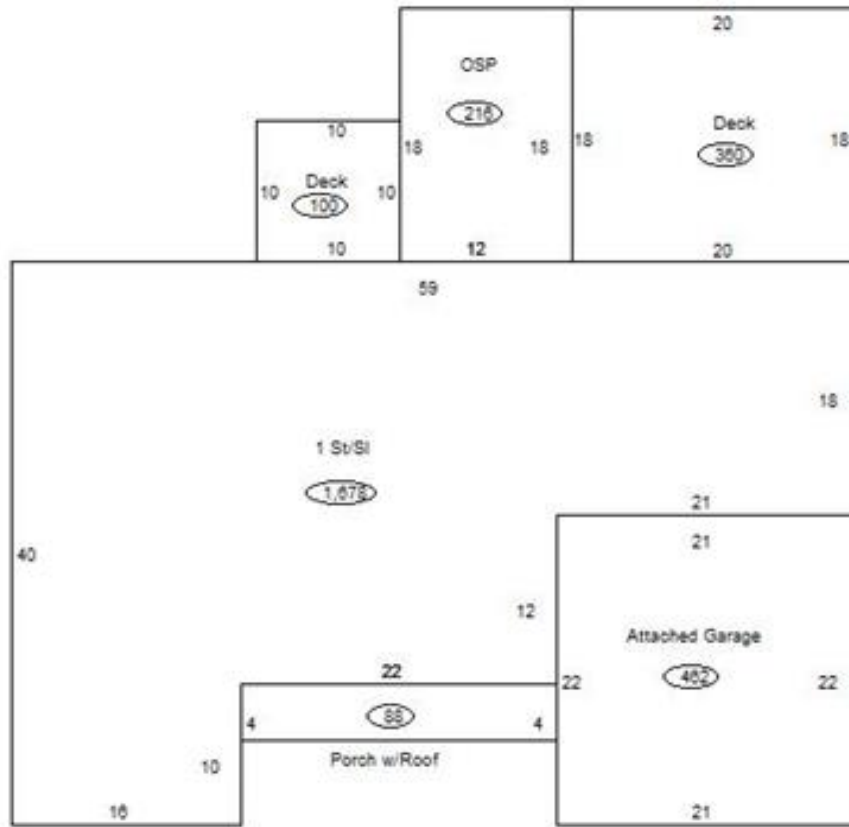
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	128,441		
Lot Value	46,588		
Indicated Value	175,029	104.31	Per SqFt
Agland Value			
Site Improvements			
Total Value	175,029	104.31	Total Value Per SqFt

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	15243	22x4		88	23.99		2,111
PATO	SLAB PORCH - OPEN	15244	18x12		216	9.72		2,100
WODO	WOOD DECK - OPEN	123836	20x18		360	16.06	70%	1,734
WODO	WOOD DECK - OPEN	145048	10x10		100	25.63	70%	769



Sketch Image

660006279



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,678	1.000	1,678
2	G	1		13	Attached Garage	462	1.000	462
3	M	PRCH		13	SLBC	88	1.000	88
4	M	PATO		13	Open Slab	216	1.000	216
5	M	WODO		13	WODO	360	1.000	360
6	M	WODO		13	WODO	100	1.000	100
Total Building Area						1,678		1,678



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				