



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:25:30
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660007348 Parcel ID 000000-00-0-10030-037-0019 Cadastral ID 08-21-16-04140 Property Type REAL - Real Property Property Class UCP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 306114 CLAREMORE SOUTH MOORE LLC C/O THOMAS & XILING WILSON PO BOX 141184 BROKEN ARROW OK 74014-0000 Parcel Location Situs 00510 S MOORE AVE Subdivision BAYLESS Lot/Block 0019 / 0037 Parcel Size 4 - Lots Sec/Twn/Rng 8 / 21 / 16 / 5 Neighborhood 5001 - TASC 2016 School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.31227820 -95.62808559 LOTS 16-17-18 & 19 BLOCK 37 BAYLESS																																																																																																																									
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Lot Data		Primary Image	
Lot Size	x		
Lot Count			
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	0		
	0		
Value Model	1835 COMM		
Value Method	Square-Foot		
Base Lot Value	12,823.00 x 1.25 = 16,029		
Factor Value	0		
Adjustments	180.92%		
Lot Value	29,000		
Cost Approach		Image Information	
Manual Date	01/2025	Image ID	1024358
Total Building Area	2,725	Image Date	5/18/2023
Total Base Value	356,975	Name	IMG_0001.JPG
Modifier Value		Description	REVAL 2024
Misc Improvements	13,080		
Replacement Cost New	370,055		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	203,530		
Economic Depreciation	5%		
RCNLD (All Sources)	193,353		
Depreciated Improvements			
Outbuilding Value			
Total Improvement Value	193,353		
Land Value	29,000		
Cost Approach Value	222,353		81.60/SqFt
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	
Miscellaneous Income		Land Value	29,000
Effective Gross Income (EGI)		Total Appraised Value	222,353
Total Expenses			81.60/SqFt
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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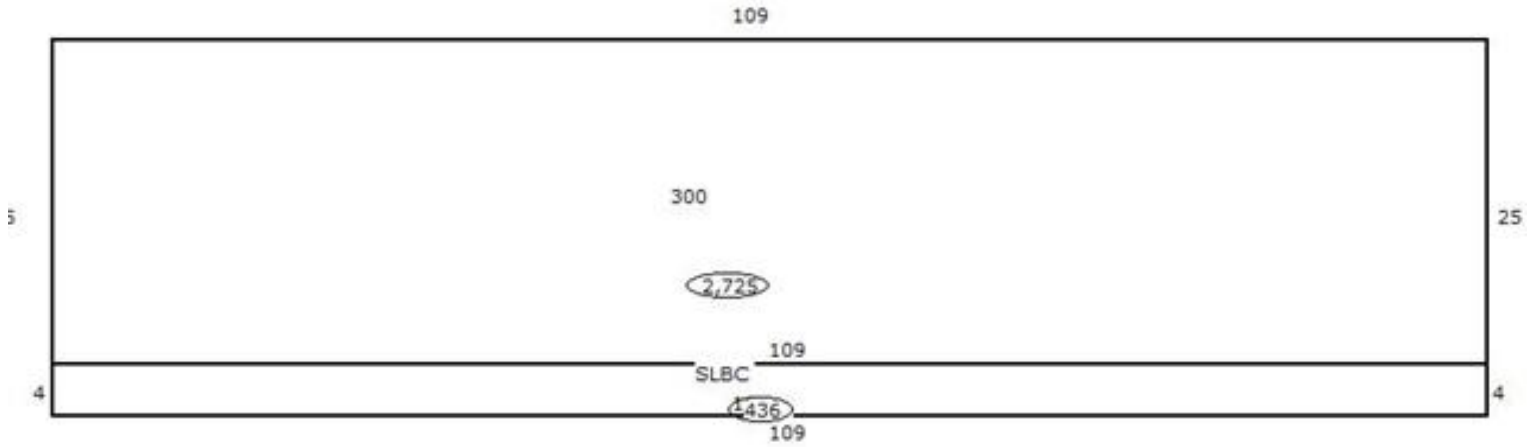
Date 04/18/2026

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Sketch Image

660007348



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	300		13	300	2,725	1.000	2,725
2	M	PRCH		13	SLBC	436	1.000	436
Total Building Area						2,725		2,725



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Account 660007348
Parcel ID 000000-00-0-10030-037-0019
Cadastral ID 08-21-16-04140

Tax Area Code 17
Property Class UCP
Owners Name CLAREMORE SOUTH MOORE LLC

Building Data

Building ID 557
Building Sequence 1
Occupancy 1 300 Apartment 100%
Occupancy 2
Occupancy 3
Total Floor Area 2,725
Average Perimeter 268
Number Of Storys 1.00
Average Wall Ht 8.00
Year Built 1980
Effective Age 30
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 87 - Stud Hardboard Siding
Heating/Cooling 7 - Package Unit
Roof Type Gable
Roof Cover Composition

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name IMG_0001.JPG
Image Date 5/18/2023
Image Name IMG_0001.JPG
Description REVAL 2024

Cost Calculations

Appraisal Zone 1
Zone Description
Base Cost 82.63
Wall Cost 30.89
HVAC Cost 17.48
Basement Cost 0.00
Total Base Cost 131.00
Total Area 2,725
Base RCN 356,975
Misc Impr Value 13,080

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 370,055
Physical Depreciation 45%
Functional Depreciation
Total Depreciation 45% (166,525)
Total RCNLD 203,530
Lump Sums
Total Building Value 203,530 \$ 74.69 Per SqFt

Miscellaneous Improvements

Code	Description	Year	Size	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED		109x4	436	30.00		13,080
Total Misc Improvement							13,080