



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 08:10:25
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660007706 Parcel ID 000000-00-0-10490-002-0001 Cadastral ID 08-21-16-07720 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 317946 HUTCHISON, JESSIE GLENN & LETA FAYE 230 N DAVIS CLAREMORE OK 74017-0000 Parcel Location Situs 00230 N DAVIS AVE Subdivision WESTERN HEIGHTS Lot/Block 0001 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 8 / 21 / 16 / 5 Neighborhood 1183 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.32025435 -95.62667363																																																																																																																									
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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 14427 Non-Ag Acres 0.2689 Topography Street Access Utilities Amenities LOT SIZE ADJUSTMENT 0 0 Method Square-Foot Base Lot Value 11,714.00 x 4.48 = 52,461 Factor Value Adjustments 1.0000 Lot Value 52,461		
Residential Data Type 1 Single Family Residence Condition 3 - Average Quality 2.5 - Fair Architecture R3 Res Nbhd 3 Style 100% One Story Exterior Wall 90% Veneer, Masonry 10% Frame, Siding, Wood Base/Total Area 1,048 / 1,048 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 1,048 Fixture/RghIn 7 / Bed/F/H Bath 3 / 1.5 / Basement Area Garage Type 506 Attached Garage - Unfinished 2 Stalls Remodel Year/Eff Age 1965 / 46		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,048 / 1,048
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,048
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	506 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1965 / 46



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	123,003	117.37	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	151,160 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.93	Total Misc Impr	+ 13,510				
Roofing Adj	+ 4.73	Garage Cost	+ 13,854				
Subfloor Adj	+ -1.25	Total RCN	= 168,509				
Heat/Cool Adj	+ 11.47	Depreciation (53%)	- 89,310				
Plumbing Adj	+ 8.80	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 79,199				
Adj Base Cost	= 134.68	Lot Value	+ 52,461				
Total Area	x 1,048	Indicated Value	= 131,660				
Adjusted Cost	= 141,145	Value Per SqFt	125.63				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	79,199		
Lot Value	52,461		
Indicated Value	131,660	125.63	Per SqFt
Agland Value			
Site Improvements			
Total Value	131,660	125.63	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	18076	26x6		156	23.73		3,702
PRCH	SLAB PORCH - COVERED	18077	20x10		200	23.56		4,712



Rogers

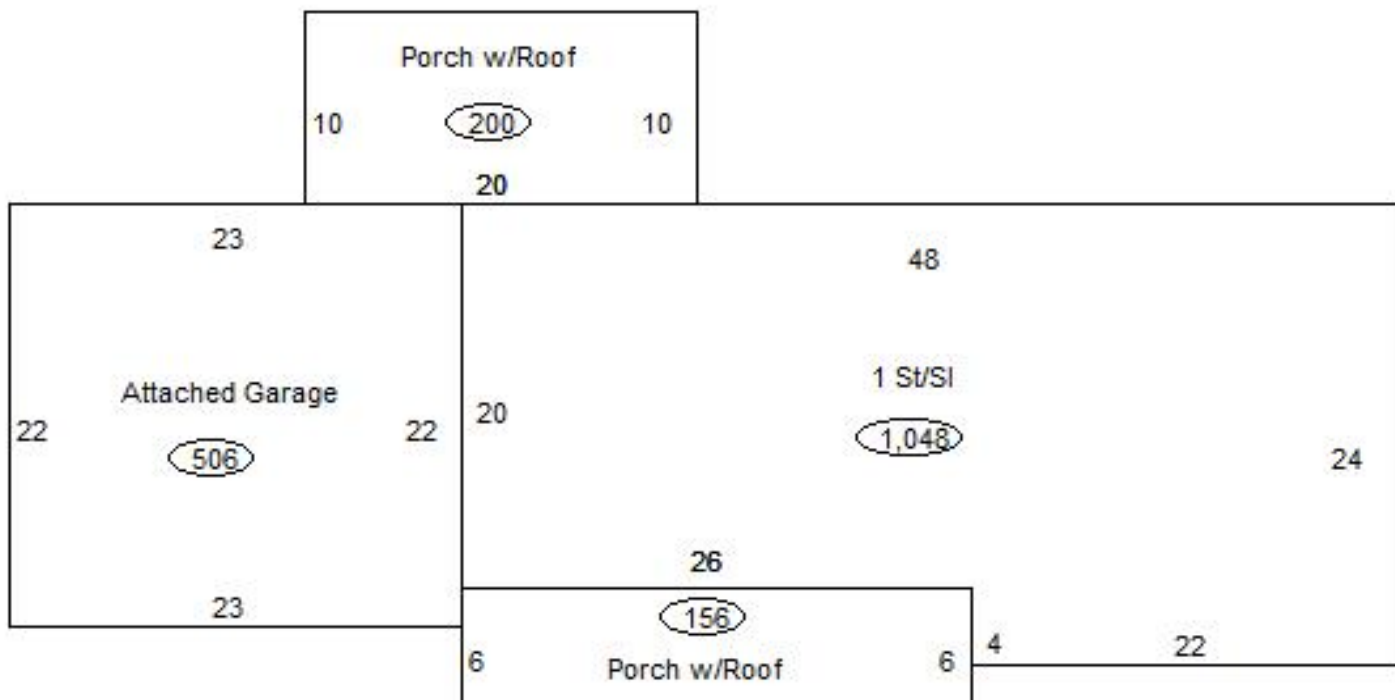
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Sketch Image

660007706



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,048	1.000	1,048
2	G	1		13	Attached Garage	506	1.000	506
3	M	PRCH		13	SLBC	156	1.000	156
4	M	PRCH		13	SLBC	200	1.000	200
Total Building Area						1,048		1,048



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Outbuildings/Site Improvements

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