



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660008475 <b>Parcel ID</b> 21N15E-09-3-00000-000-0000 <b>Cadastral ID</b> 09-21-15-00720 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 116594 GILES, MICHAEL W &  KAREN M 6125 E 490 RD CLAREMORE OK 74019-0000					<p style="text-align: right; color: orange;">06/07/2022 13:39</p> <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0607\IMG_0021. 6/7/2022</p>																																																																																																																				
<b>Parcel Location</b> <b>Situs</b> 06125 E 490 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 22 - Acres <b>Sec/Twn/Rng</b> 9 / 21 / 15 / 3 <b>Neighborhood</b> 6070 - UNPLATTED <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.30931429 -95.72111853 TR IN SW SW, BEG SW/C SW SW, N 1320.17', E 726', S 1319.62', W 726' TO POB					<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> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	89% 1 1/2 Story Finished 11% 1 1/2 Story Unfinish
Exterior Wall	70% Frame, Siding, Wood 30% Veneer, Stone
Base/Total Area	2,638 / 3,482
Style	89% 1 1/2 Story Finished - 11% 1 1/2 Story Unfinis
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,262
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	884 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1993 / 25

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	
Adusted R	
Indicated Value	

### Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	346,000
Lot Value	
Indicated Value	346,000 99.37 Per SqFt
Agland Value	2,688
Site Improvements	88,877
Total Value	437,565 125.66 Total Value Per SqFt

### Cost Approach Manual : 01/2025

Base Cost	97.95	Total Misc Impr	+	23,594
Roofing Adj	+ 4.37	Garage Cost	+	40,151
Subfloor Adj	+ -2.94	Total RCN	=	491,787
Heat/Cool Adj	+ 16.31	Depreciation ( 31%)	-	152,454
Plumbing Adj	+ 7.24	Lump Sums	+	6,667
Basement Adj	+ 0.00	RCNLD	=	346,000
Adj Base Cost	= 122.93	Lot Value	+	
Total Area	x 3,482	Indicated Value	=	346,000
Adjusted Cost	= 428,042	Value Per SqFt		99.37

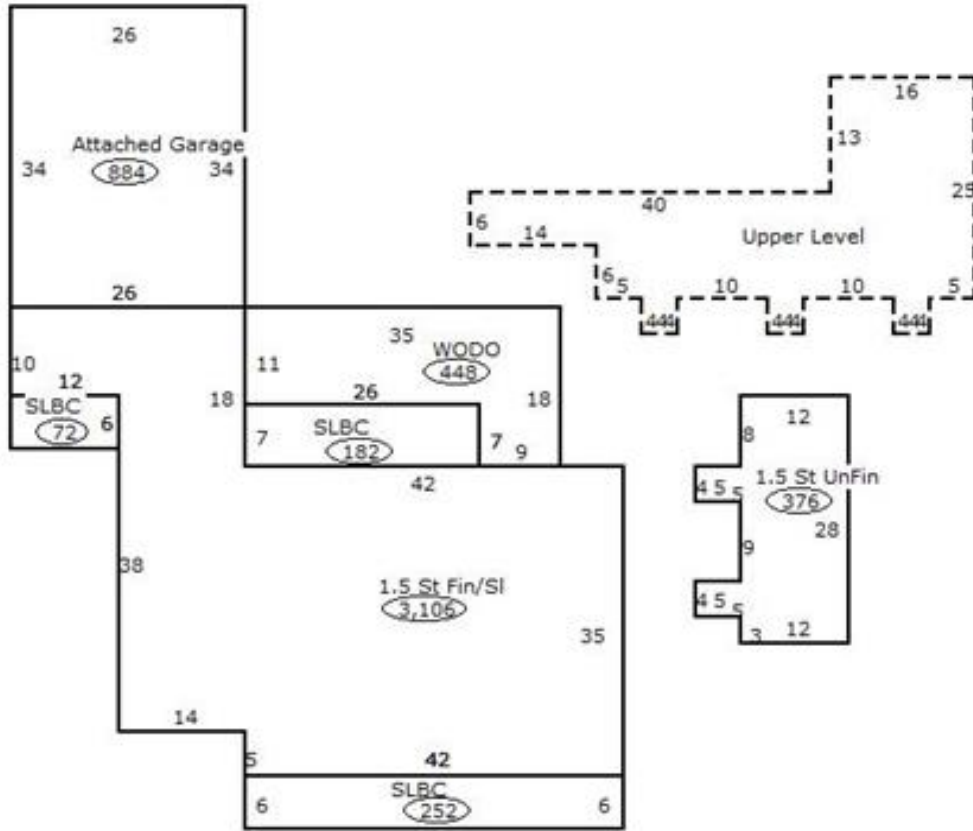
### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	19655	26x7		182	32.36		5,890
PRCH	SLAB PORCH - COVERED	19656	12x6		72	32.96		2,373
PRCH	SLAB PORCH - COVERED	19657	42x6		252	32.09		8,087
WODO	WOOD DECK - OPEN	19660	448		448	21.26	30%	6,667



Sketch Image

660008475



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5 St Fin/SI	2,262	1.373	3,106
2	G	1		20	Attached Garage	884	1.000	884
3	M	PRCH		20	SLBC	182	1.000	182
4	M	PRCH		20	SLBC	72	1.000	72
5	M	PRCH		20	SLBC	252	1.000	252
6	R	6		20	1.5 St UnFin	376	1.000	376
7	U	^UL	Overhang	20	Upper Level	844	1.000	844
8	M	WODO		20	WODO	448	1.000	448
<b>Total Building Area</b>						2,638		3,482



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			3,750
	Qual 2	Cond 3	Year 2007	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (1% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (23.94 x 3,750)		89,775	89,775	898		88,877



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CMB	CLAREMORE SILT LOAM 0-3%	IMP PST	45		0	21.000	126	126	2,646	2,646
SO	SOGN SOILS	IMP PST	15		0	1.000	42	42	42	42
<b>IMP PST Totals</b>						22.000			2,688	2,688
<b>Total Agland</b>						22.000			2,688	2,688