




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:58:31
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660008596 Parcel ID 000000-00-0-10010-009-0005 Cadastral ID 09-21-16-00460 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 259563 STIMSON, TERRANCE J & BONNIE J 1324 W OKLAHOMA ST CLAREMORE OK 74019-0000 Parcel Location Situs 01015 N WEENONAH AVE Subdivision CLAREMORE O T Lot/Block 0005 / 0009 Parcel Size 1 - Lots Sec/Twn/Rng 9 / 21 / 16 / 5 Neighborhood 1177 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					 <p style="text-align: right; color: orange;">06/19/2023 11:52</p> <p>\\tsclient\A\TOMMY DUNLAP\New folder (217)\IMG_0026.JPG 6/20/2023</p>																																																																																																																				
Legal Description Lat/Long: 36.31937637 -95.60619095 N2 LOT 4 & N 70' E 46.7' LOT 5 BLOCK 9 CLAREMORE O T																																																																																																																									
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Time 06:58:31
Page 2

Lot Data	Square-Foot - NBHD 1177 #1	Primary Image
Lot Size Lot Count Units Buildable 9146 Non-Ag Acres 0.1986 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value 8,649.00 x 3.54 = 30,582 Factor Value Adjustments Lot Value 30,582		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	736 / 736
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1950 / 57



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	28,894	39.26	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	7		
Indicated Value	94,200		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	33,972		
Lot Value	30,582		
Indicated Value	64,554	87.71	Per SqFt
Agland Value			
Site Improvements			
Total Value	64,554	87.71	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	99.99	Total Misc Impr	+	3,683			
Roofing Adj	+ 4.66	Garage Cost	+				
Subfloor Adj	+ 2.83	Total RCN	=	94,873			
Heat/Cool Adj	+ 9.89	Depreciation (65%)	-	61,667			
Plumbing Adj	+ 6.53	Lump Sums	+	766			
Basement Adj	+ 0.00	RCNLD	=	33,972			
Adj Base Cost	= 123.90	Lot Value	+	30,582			
Total Area	x 736	Indicated Value	=	64,554			
Adjusted Cost	= 91,190	Value Per SqFt		87.71			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
CPDT	CARPOT - DETACHED	19978	32x12		384	9.59		3,683
WODC	WOOD DECK - COVERED	19979	6x4		24	45.61	30%	766



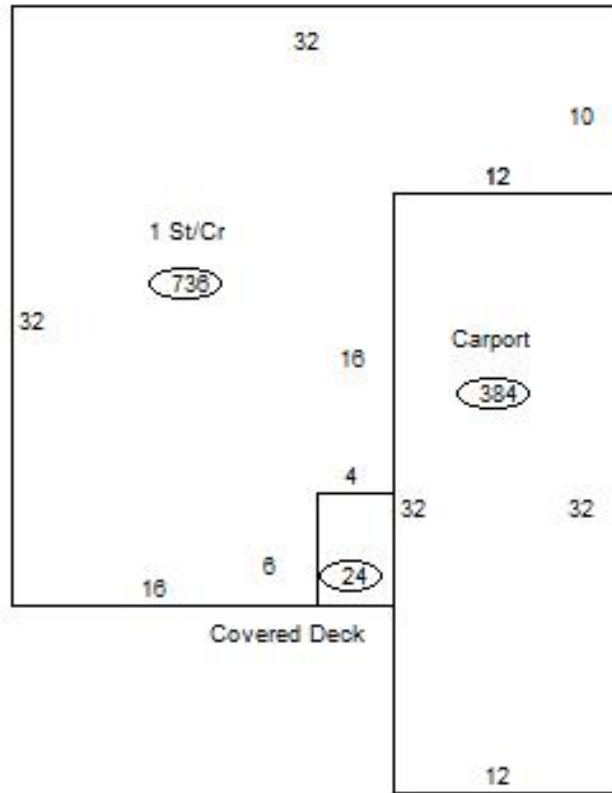
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 Page 3

Sketch Image

660008596



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	736	1.000	736
2	M	CPDT		13	Carport	384	1.000	384
3	M	WODC		13	WODC	24	1.000	24
Total Building Area						736		736