



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 06:12:35
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660010379 Parcel ID 000000-00-0-00534-001-0012 Cadastral ID 10-20-15-01330 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 171304 DOLL, KENNETH H & BETTY LOU TRUSTEES 26166 S NEWPORT RD CLAREMORE OK 74019-0000					<p>660010379 10/27/25</p> <p>660010379_002.JPG 1/13/2026</p>																																																																																																																				
Parcel Location Situs 26166 S NEWPORT RD Subdivision NEWPORT ESTATES Lot/Block 0012 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.23292350 -95.69856919 N2 TRACTS 11 & 12 BLOCK 1 NEWPORT ESTATES					Building Permits <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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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 Time 06:12:35
 Page 2

Lot Data	Square-Foot - NBHD 1046 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.4197 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 105,400.00 x .50 = 52,486 Factor Value Adjustments 1.0000 Lot Value 52,486		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	35% Veneer, Stone 65% Frame, Siding, Wood
Base/Total Area	1,988 / 1,988
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,988
Fixture/RghIn	12 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1963 / 47

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 219,807 110.57 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 2 Indicated Value 247,590 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.20	Total Misc Impr	+ 7,835	Roofing Adj	+ 4.70	Garage Cost	+ 20,840
Subfloor Adj	+ -2.19	Total RCN	= 282,781	Heat/Cool Adj	+ 12.64	Depreciation (52%)	- 147,046
Plumbing Adj	+ 8.47	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 135,735
Adj Base Cost	= 127.82	Lot Value	+ 52,486	Total Area	x 1,988	Indicated Value	= 188,221
		Value Per SqFt	94.68	Adjusted Cost	= 254,106		

Value Reconciliation
Selected Approach Cost Approach Improvements 135,735 Lot Value 52,486 Indicated Value 188,221 94.68 Per SqFt Agland Value Site Improvements 14,417 Total Value 202,638 101.93 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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	24145	8x5		40	26.80		1,072
PATO	SLAB PORCH - OPEN	24146	10x10		100	11.48		1,148



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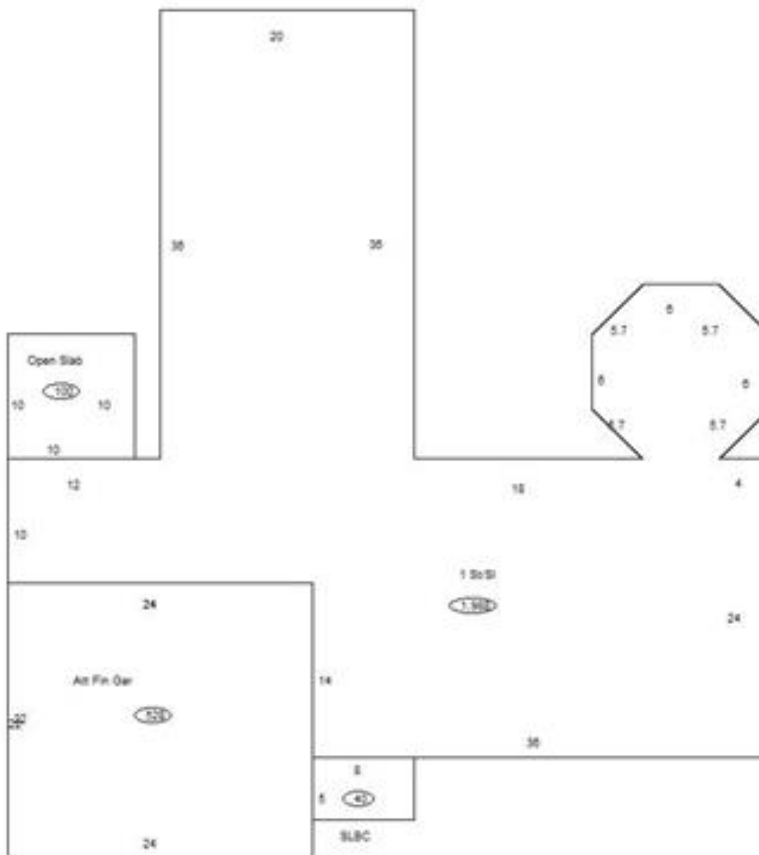
Date 04/17/2026

Time 06:12:35

Page 3

Sketch Image

660010379



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,988	1.000	1,988
2	G	5		10	Att Fin Gar	528	1.000	528
3	M	PRCH		10	SLBC	40	1.000	40
4	M	PATO		10	Open Slab	100	1.000	100
Total Building Area						1,988		1,988



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 Page 4

660010379

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small	20x10x8	Plank	Composition Shingle	200	
	Qual	2	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total		RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (18.81 x 200)		3,762		3,762	1,392	2,370
	SHDS	Shed - Small	14x10x8	Plank	Composition Shingle	140	
	Qual	2	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total		RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (20.11 x 140)		2,815		2,815	1,042	1,773
	LOAF	Loafing Shed	10x24x0	Dirt	Formed Metal	240	
	Qual	2	Cond 3	Year 2005	Eff Age 16		
	Valuation Summary		Modifier Total		RCN	Depr (52% Phys/ % Func)	RCNLD
	Base Cost (6.08 x 240)		1,459		1,459	759	700
	SPLG	Swimming Pool - In Ground	36x20x0	Base		720	
	Qual	3	Cond 3	Year 1990	Eff Age 27		
	Valuation Summary		Modifier Total		RCN	Depr (73% Phys/ % Func)	RCNLD
	Base Cost (49.25 x 720)		35,460		35,460	25,886	9,574