



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:30:58
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Assessment Data					Primary Image																																																																																																																				
Account 660010494 Parcel ID 000000-00-0-10295-001-0003 Cadastral ID 10-21-16-00420 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 323466 SCHMIDT, LAVONNE G 1035 RUTTER RD CLAREMORE OK 74017-0000 Parcel Location Situs 01035 RUTTER RD Subdivision OAKWOOD II Lot/Block 0003 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 16 / 5 Neighborhood 1182 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.31616159 -95.59227021 LOT 3 BLOCK 1 OAKWOOD II																																																																																																																									
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Lot Data		Square-Foot - NBHD 1182 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2811		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	12,245.00 x 5.00 =	61,225	
Factor Value			
Adjustments	1.0000		
Lot Value		61,225	



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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	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,732 / 1,732
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,732
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	175,292	101.21	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	193,400 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	99.54	Total Misc Impr	+ 9,173				
Roofing Adj	+ 4.39	Garage Cost	+ 13,373				
Subfloor Adj	+ -1.15	Total RCN	= 234,508				
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 103,184				
Plumbing Adj	+ 8.13	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 131,324				
Adj Base Cost	= 122.38	Lot Value	+ 61,225				
Total Area	x 1,732	Indicated Value	= 192,549				
Adjusted Cost	= 211,962	Value Per SqFt	111.17				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	131,324		
Lot Value	61,225		
Indicated Value	192,549	111.17	Per SqFt
Agland Value			
Site Improvements			
Total Value	192,549	111.17	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	24524		117	117	23.89		2,795
PATO	SLAB PORCH - OPEN	24525	12x10		120	10.68		1,282



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Sketch Image

660010494



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,732	1.000	1,732
2	G	1		10	Attached Garage	484	1.000	484
3	M	PRCH		10	SLBC	117	1.000	117
4	M	PATO		10	Open Slab	120	1.000	120
Total Building Area						1,732		1,732