



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:54:02
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Assessment Data					Primary Image																																																																																																															
Account 660011442 Parcel ID 000000-00-0-00747-002-0005 Cadastral ID 11-20-15-01580 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 341598 BURKS, REGINA & MATT 26188 S WILLOW RD CLAREMORE OK 74019-0000 Parcel Location Situs 26188 S WILLOW RD Subdivision SILVERWOOD ESTATES Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 20 / 15 / 5 Neighborhood 1116 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660011442_001.JPG 10/15/2025</p>																																																																																																															
Legal Description Lat/Long: 36.23201501 -95.67669859 LOT 5 BLOCK 2 SILVERWOOD ESTATES																																																																																																																				
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Lot Data		Square-Foot - NBHD 1116 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.0385		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	45,237.00 x 1.37 = 61,823		
Factor Value			
Adjustments	1.0000		
Lot Value	61,823		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,470 / 1,470
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,470
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	460 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1977 / 37

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	163,437 111.18 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	157,650 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	121,200
Lot Value	61,823
Indicated Value	183,023 124.51 Per SqFt
Agland Value	
Site Improvements	8,222
Total Value	191,245 130.10 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.54	Total Misc Impr	+ 13,132
Roofing Adj	+ 4.37	Garage Cost	+ 16,155
Subfloor Adj	+ -1.19	Total RCN	= 224,444
Heat/Cool Adj	+ 11.47	Depreciation (46%)	- 103,244
Plumbing Adj	+ 9.57	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 121,200
Adj Base Cost	= 132.76	Lot Value	+ 61,823
Total Area	x 1,470	Indicated Value	= 183,023
Adjusted Cost	= 195,157	Value Per SqFt	124.51

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
SHLT	STORM SHELTER	0		1	2017	0.00		
PRCH	SLAB PORCH - COVERED	26887	174		174	23.66		4,117
PRCH	Porch	26888	16x6		96	23.97		2,301
PATO	Patio - Open	26889	13x12		156	10.37		1,618



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	16x18x8	Plank	Formed Metal	288
	Qual 2	Cond 3	Year 2020	Eff Age 5		

Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (18.81 x 288)	5,417		5,417	1,246	4,171

	SHDS	Shed - Small	14x20x8	Plank	Formed Metal	280
	Qual 2	Cond 3	Year 2020	Eff Age 5		

Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (18.79 x 280)	5,261		5,261	1,210	4,051