



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:54:13  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011459 <b>Parcel ID</b> 000000-00-0-00747-004-0001 <b>Cadastral ID</b> 11-20-15-01750 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 339668 BRANNON, PATRICIA  26107 S WILLOW RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 26107 S WILLOW RD <b>Subdivision</b> SILVERWOOD ESTATES <b>Lot/Block</b> 0001 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 11 / 20 / 15 / 5 <b>Neighborhood</b> 1116 - R-V03-SW VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS					<p>660011459 10/03/25</p> <p>660011459_001.JPG 10/15/2025</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.23361530 -95.67529442 LOT 1 BLOCK 4 SILVERWOOD ESTATES																																																																																																																									
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Lot Data		Square-Foot - NBHD 1116 #1		Primary Image					
Lot Size					<p>660011459 10/03/25</p> <p>660011459_001.JPG 10/15/2025</p>				
Lot Count									
Units Buildable	1								
Non-Ag Acres	1.0287								
Topography									
Street Access									
Utilities									
Amenities	LAND QUALITY	0							
		0							
Method	Square-Foot								
Base Lot Value	44,810.00 x 1.37 = 61,609								
Factor Value									
Adjustments	1.7009								
Lot Value	104,791								
<b>Residential Data</b>									
Type	1 Single Family Residence								
Condition	3 - Average								
Quality	3.5 - Average								
Architecture	TRAD TRADITIONAL								
Style	100% Two Story								
Exterior Wall	100% Veneer, Stone								
Base/Total Area	1,470 / 3,070								
Style	100% Two Story								
HVAC	100% Warmed & Cooled Air								
Roof Cover	1 Composition Shingle								
Area on Slab	1,470								
Fixture/RghIn	14 /								
Bed/F/H Bath	3 / 2.0 / 1.0								
Basement Area									
Garage Type	460 Attached Garage - Finished 2 Stalls								
Remodel	STANDARD -								
Year/Eff Age	1976 / 29								
<b>Cost Approach</b>		<b>Manual : 01/2025</b>							
Base Cost	93.27	Total Misc Impr	+	23,535					
Roofing Adj	+ 2.64	Garage Cost	+	23,428					
Subfloor Adj	+ -1.73	Total RCN	=	402,868					
Heat/Cool Adj	+ 14.47	Depreciation ( 36%)	-	145,032					
Plumbing Adj	+ 7.28	Lump Sums	+	6,259					
Basement Adj	+ 0.00	RCNLD	=	264,095					
Adj Base Cost	= 115.93	Lot Value	+	104,791					
Total Area	x 3,070	Indicated Value	=	368,886					
Adjusted Cost	= 355,905	Value Per SqFt		120.16					
<b>Miscellaneous Improvements</b>									
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value	
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430	
PRCH	SLAB PORCH - COVERED	26959	18x4		72	29.30		2,110	
PRCH	SLAB PORCH - COVERED	26960	174		174	28.91		5,030	
PRCH	SLAB PORCH - COVERED	26961	22x16		352	28.31		9,965	
WODO	WOOD DECK - OPEN	26962	20x12		240	22.56	30%	3,790	
WODO	WOOD DECK - OPEN	26964	12x10		120	29.39	30%	2,469	
<b>GRM Approach</b>									
GRM Code									
Gross Rent				0.00					
Indicated Value									
<b>Multiple Regression</b>									
MRA Code	1 Test								
Adusted R	0.8445								
Indicated Value	330,098	107.52	Per SqFt						
<b>Direct Comparables</b>									
Selection Model	A Adam Test								
Adjustment Model	1 2022 Residential								
Comparables	2								
Indicated Value	380,660	Per SqFt							
<b>Value Reconciliation</b>									
Selected Approach	Cost Approach								
Improvements	264,095								
Lot Value	104,791								
Indicated Value	368,886	120.16	Per SqFt						
Agland Value									
Site Improvements	2,311								
Total Value	371,197	120.91	Total Value Per SqFt						





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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	16x14x8	Plank	Composition Shingle	224
	Qual	2	Cond 2	Year 2015	Eff Age 11	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (44% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (18.42 x 224)		4,126		4,126		1,815
						2,311