



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:55:58
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660012079 Parcel ID 000000-00-0-00792-002-0004 Cadastral ID 11-21-17-03160 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 266555 REAM, TERESA KAY 20134 E SUNNY DR CLAREMORE OK 74019-0000 Parcel Location Situs 20134 E SUNNY DR Subdivision SUNNY ACRES II Lot/Block 0004 / 0002 Parcel Size 2.443 - Lots Sec/Twn/Rng 11 / 21 / 17 / 5 Neighborhood 1061 - R-V03-SE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.31632817 -95.46869787																																																																																																																									
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 Time 23:55:58
 Page 2

Lot Data	Square-Foot - NBHD 1061 #1	Primary Image
Lot Size Lot Count Units Buildable 2.443 Non-Ag Acres 2.5055 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value 109,139.00 x .40 = 43,608 Factor Value Adjustments Lot Value 43,608		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Wood
Base/Total Area	3,022 / 3,022
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	3,022
Fixture/RghIn	11 /
Bed/F/H Bath	5 / 2.0 /
Basement Area	
Garage Type	
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 231,743 76.69 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 1 Indicated Value 103,600 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	89.63	Total Misc Impr	+ 8,936				
Roofing Adj	+ 4.56	Garage Cost	+ 0				
Subfloor Adj	+ -1.09	Total RCN	= 339,029				
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 149,173				
Plumbing Adj	+ 4.66	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 189,856				
Adj Base Cost	= 109.23	Lot Value	+ 43,608				
Total Area	x 3,022	Indicated Value	= 233,464				
Adjusted Cost	= 330,093	Value Per SqFt	77.25				

Value Reconciliation
Selected Approach Cost Approach Improvements 189,856 Lot Value 43,608 Indicated Value 233,464 77.25 Per SqFt Agland Value Site Improvements 20,569 Total Value 254,033 84.06 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	29014	15x4		60	24.08		1,445
PRCH	SLAB PORCH - COVERED	29015	10x10		100	23.95		2,395



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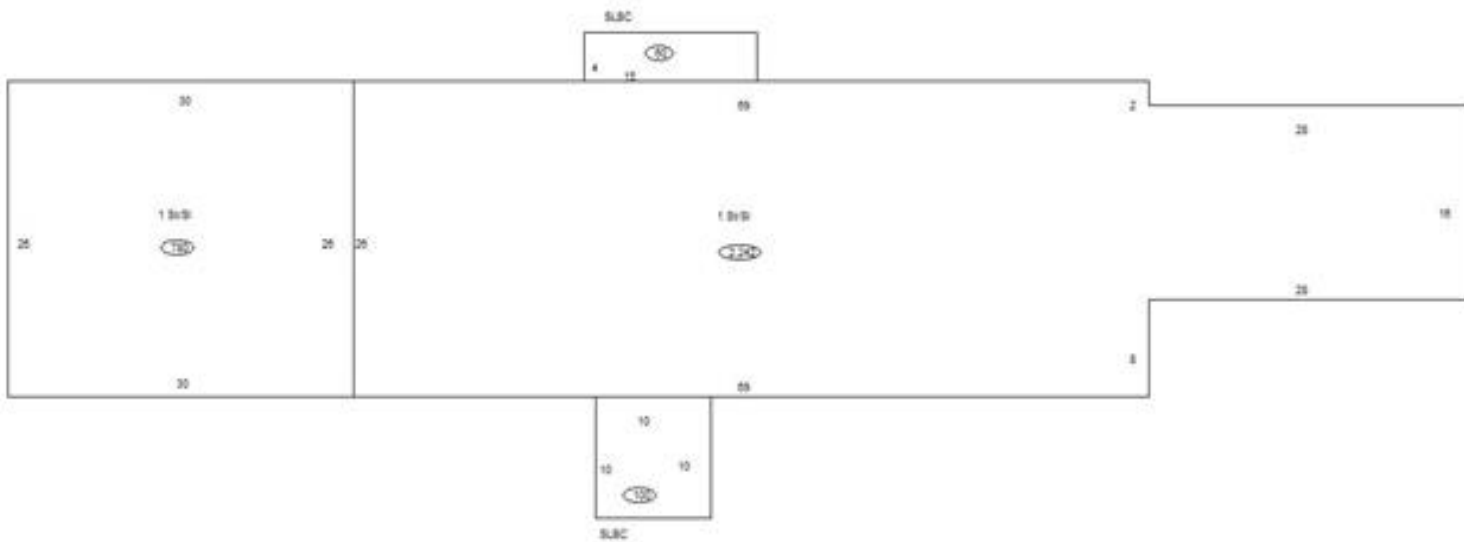
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Date 04/16/2026
 Time 23:55:58
 Page 3

Sketch Image

660012079



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	60	1.000	60
2	M	PRCH		10	SLBC	100	1.000	100
3	R	1	Slab	10	1 St/SI	2,242	1.000	2,242
4	R	1	Slab	10	1 St/SI	780	1.000	780
Total Building Area						3,022		3,022



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 Page 4

660012079

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	24x16x0			384
	Qual	2	Cond 2	Year	Eff Age	5
	Valuation Summary		Modifier Total		RCN	Depr (40% Phys/ % Func)
Base Cost (4.68 x 384)		1,797		1,797	719	1,078
	LF	LOAFING SHED	24x8x0			192
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (25% Phys/ % Func)
Base Cost (4.26 x 192)		818		818	205	613
	BARN	BARN	36x50x0			1,800
	Qual	3	Cond 3	Year	Eff Age	10
	Valuation Summary		Modifier Total		RCN	Depr (5% Phys/ % Func)
Base Cost (11.04 x 1,800)		19,872		19,872	994	18,878
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)
Base Cost (4.68 x)						
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)
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