



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:35:56  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660012558 <b>Parcel ID</b> 000000-00-0-10140-004-0006 <b>Cadastral ID</b> 12-21-15-02120 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 4 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 306700 SMITH, JAMES WILEY ROSS &  JODY TRUST 3207 CLUB ST CLAREMORE OK 74017-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 03207 CLUB ST <b>Subdivision</b> HERITAGE HILLS SUB <b>Lot/Block</b> 0006 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 12 / 21 / 15 / 5 <b>Neighborhood</b> 1167 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.31744799 -95.65365130					<b>Building Permits</b> <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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Date 04/16/2026  
Time 22:35:56  
Page 2

Lot Data	Square-Foot - NBHD 1167 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	38000	
Non-Ag Acres	0.2449	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	10,668.00 x 4.37 = 46,619	
Factor Value		
Adjustments	1.0000	
Lot Value	46,619	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Stone 70% Frame, Siding, Wood
Base/Total Area	1,572 / 1,572
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,572
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1983 / 32



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Cost Approach		Manual : 01/2025	
Base Cost	99.11	Total Misc Impr	+ 9,484
Roofing Adj	+ 4.37	Garage Cost	+ 12,487
Subfloor Adj	+ -1.15	Total RCN	= 214,950
Heat/Cool Adj	+ 11.47	Depreciation ( 42%)	- 90,279
Plumbing Adj	+ 8.96	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 124,671
Adj Base Cost	= 122.76	Lot Value	+ 46,619
Total Area	x 1,572	Indicated Value	= 171,290
Adjusted Cost	= 192,979	Value Per SqFt	108.96

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	165,385	105.21	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	197,040 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	124,671		
Lot Value	46,619		
Indicated Value	171,290	108.96	Per SqFt
Agland Value			
Site Improvements			
Total Value	171,290	108.96	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	30147		92	92	23.98		2,206
PRCH	SLAB PORCH - COVERED	30148	13x7		91	23.98		2,182



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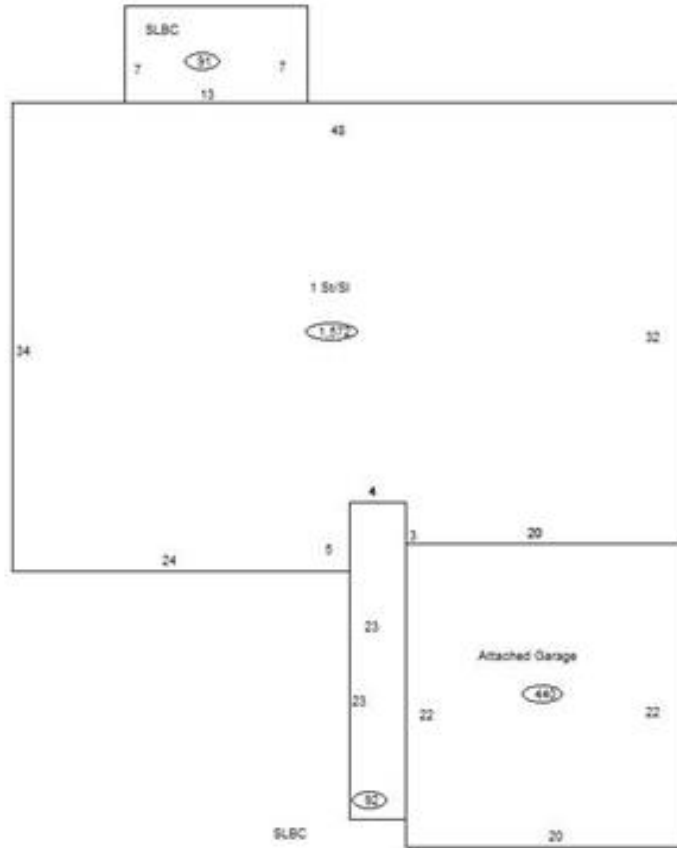
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 Page 3

Sketch Image

660012558



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,572	1.000	1,572
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	92	1.000	92
4	M	PRCH		10	SLBC	91	1.000	91
<b>Total Building Area</b>						<b>1,572</b>		<b>1,572</b>