



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:18:31
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660012582 Parcel ID 000000-00-0-10140-004-0030 Cadastral ID 12-21-15-02360 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 17 - CLAREMORE OT Name ID 334940 LEE, BEE & YANG N LEE PO BOX 144 ROSE OK 74364-0000 Parcel Location Situs 03206 PAR CT Subdivision HERITAGE HILLS SUB Lot/Block 0030 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 15 / 5 Neighborhood 1167 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.31746239 -95.65454547																																																																																																																									
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Lot Data	Square-Foot - NBHD 1167 #1	Primary Image
Lot Size		<p>07/15/2022 09:31</p> <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0715\IMG_0035. 7/15/2022</p>
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2618	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	11,405.00 x 4.37 = 49,840	
Factor Value		
Adjustments	1.0000	
Lot Value	49,840	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,329 / 2,329
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,329
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	650 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1995 / 23

Cost Approach		Manual : 01/2025	
Base Cost	109.69	Total Misc Impr	+ 12,348
Roofing Adj	+ 5.21	Garage Cost	+ 24,544
Subfloor Adj	+ -3.40	Total RCN	= 355,686
Heat/Cool Adj	+ 14.47	Depreciation (28%)	- 99,592
Plumbing Adj	+ 10.91	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 256,094
Adj Base Cost	= 136.88	Lot Value	+ 49,840
Total Area	x 2,329	Indicated Value	= 305,934
Adjusted Cost	= 318,794	Value Per SqFt	131.36

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	300,487	129.02	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	285,400		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	256,094		
Lot Value	49,840		
Indicated Value	305,934	131.36	Per SqFt
Agland Value			
Site Improvements			
Total Value	305,934	131.36	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	30237	14x5		70	29.31		2,052
PRCH	SLAB PORCH - COVERED	30238	133		133	29.07		3,866



Rogers

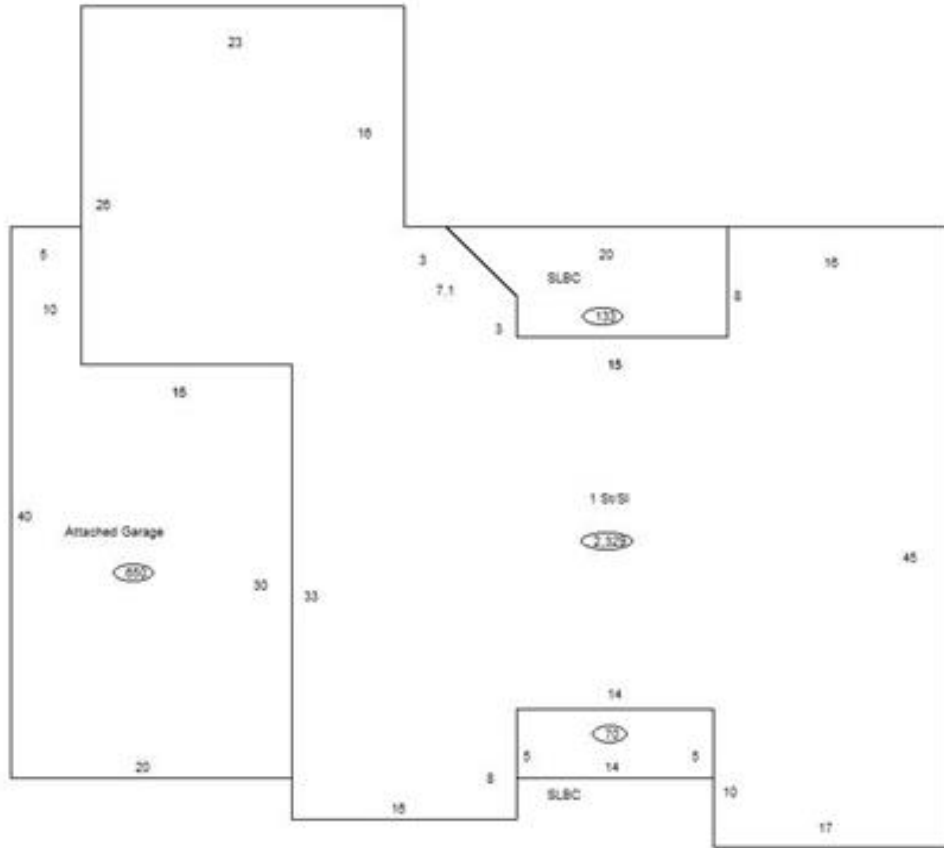
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,329	1.000	2,329
2	G	1		10	Attached Garage	650	1.000	650
3	M	PRCH		10	SLBC	70	1.000	70
4	M	PRCH		10	SLBC	133	1.000	133
Total Building Area						2,329		2,329



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond 3	Year	Eff Age	1520
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						