



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:36:38  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660012598 <b>Parcel ID</b> 000000-00-0-10140-005-0014 <b>Cadastral ID</b> 12-21-15-02520 <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> 265846 OWEN, JOE V & JO LYNN  <b>TRUSTEES</b> 3203 HERITAGE DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 03203 HERITAGE DR <b>Subdivision</b> HERITAGE HILLS SUB <b>Lot/Block</b> 0014 / 0005 <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: 36.31607607 -95.65296004																																																																																																																									
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Lot Data	Square-Foot - NBHD 1167 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.486	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	21,170.00 x 3.27 = 69,318	
Factor Value		
Adjustments	1.0000	
Lot Value	69,318	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,839 / 1,839
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,839
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	487 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1995 / 23



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	221,273	120.32	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	243,870		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	221,471		
Lot Value	69,318		
Indicated Value	290,789	158.12	Per SqFt
Agland Value			
Site Improvements			
Total Value	290,789	158.12	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.32	Total Misc Impr	+	47,283			
Roofing Adj	+ 4.78	Garage Cost	+	15,599			
Subfloor Adj	+ -2.28	Total RCN	=	307,598			
Heat/Cool Adj	+ 12.64	Depreciation ( 28%)	-	86,127			
Plumbing Adj	+ 10.61	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	221,471			
Adj Base Cost	= 133.07	Lot Value	+	69,318			
Total Area	x 1,839	Indicated Value	=	290,789			
Adjusted Cost	= 244,716	Value Per SqFt		158.12			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	30313		138	138	26.50		3,657
EPSW	ENCLOSED PORCH - SOLID WALL	30314	31x12		372	67.74		25,199
PRCH	SLAB PORCH - COVERED	139877	31x12		372	25.76		9,583
PATO	SLAB PORCH - OPEN	139878	31x12		372	8.68		3,229



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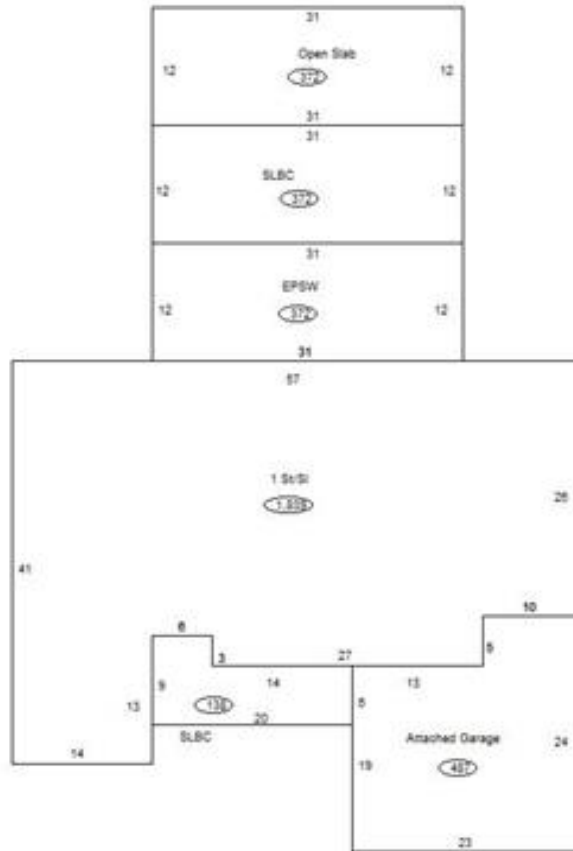
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Sketch Image

660012598



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,839	1.000	1,839
2	G	1		13	Attached Garage	487	1.000	487
3	M	PRCH		13	SLBC	138	1.000	138
4	M	EPSW		13	EPSW	372	1.000	372
5	M	PRCH		13	SLBC	372	1.000	372
6	M	PATO		13	Open Slab	372	1.000	372
<b>Total Building Area</b>						<b>1,839</b>		<b>1,839</b>