



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:37:01
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660012622 Parcel ID 000000-00-0-10140-005-0038 Cadastral ID 12-21-15-02760 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 17 - CLAREMORE OT Name ID 269599 GRISHAM, CAROL & DAVID 3411 HERITAGE DR CLAREMORE OK 74019-0000 Parcel Location Situs 03411 HERITAGE DR Subdivision HERITAGE HILLS SUB Lot/Block 0038 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 15 / 5 Neighborhood 1167 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1167 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.2163		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	9,421.00 x 4.37 = 41,170		
Factor Value			
Adjustments	1.0000		
Lot Value	41,170		



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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	2,060 / 2,060
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,060
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	504 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1998 / 21

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	267,894	130.05	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	274,390		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	112.02	Total Misc Impr	+ 15,068
Roofing Adj	+ 5.34	Garage Cost	+ 20,024
Subfloor Adj	+ -3.40	Total RCN	= 322,009
Heat/Cool Adj	+ 14.47	Depreciation (25%)	- 80,502
Plumbing Adj	+ 10.85	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 241,507
Adj Base Cost	= 139.28	Lot Value	+ 41,170
Total Area	x 2,060	Indicated Value	= 282,677
Adjusted Cost	= 286,917	Value Per SqFt	137.22

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	241,507		
Lot Value	41,170		
Indicated Value	282,677	137.22	Per SqFt
Agland Value			
Site Improvements			
Total Value	282,677	137.22	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	30424	20x6		120	29.13		3,496
PRCH	SLAB PORCH - COVERED	30425	178		178	28.89		5,142



Rogers

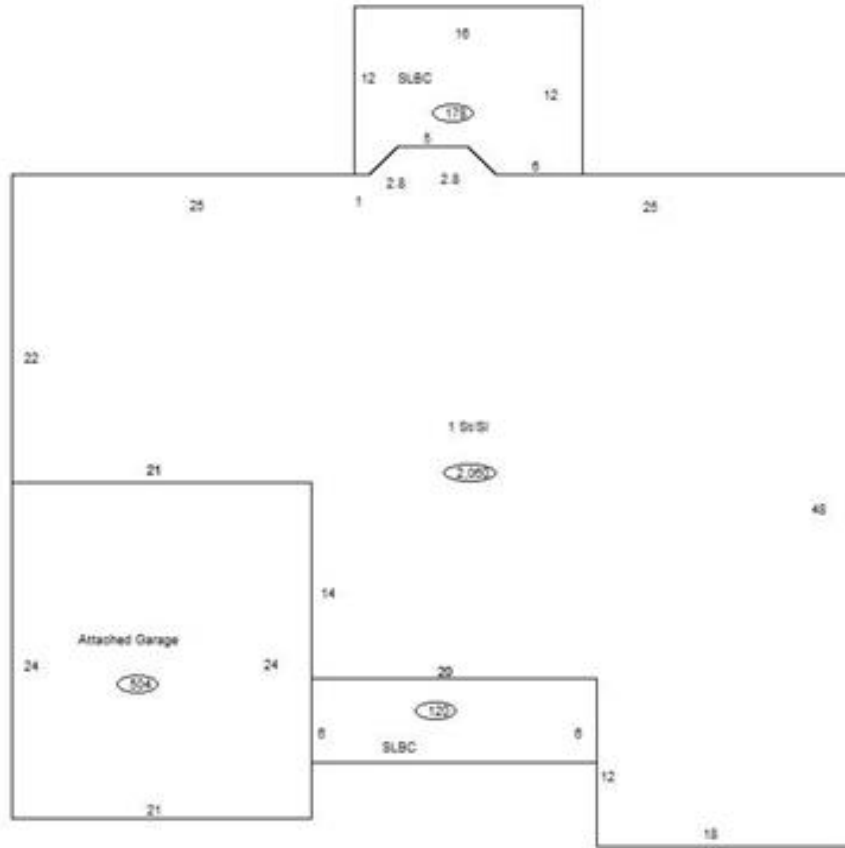
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Sketch Image

660012622



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,060	1.000	2,060
2	G	1		10	Attached Garage	504	1.000	504
3	M	PRCH		10	SLBC	120	1.000	120
4	M	PRCH		10	SLBC	178	1.000	178
Total Building Area						2,060		2,060