




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:09:35
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Assessment Data					Primary Image																																																																																																																				
Account 660012750 Parcel ID 21N17E-12-4-00000-000-0000 Cadastral ID 12-21-17-01900 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 331248 MOREY, KENNETH & KAREN LOUISE 20592 S 4250 RD CLAREMORE OK 74019-0000 Parcel Location Situs 20592 S 4250 RD Subdivision Lot/Block 0000 / 0000 Parcel Size 10 - Acres Sec/Twn/Rng 12 / 21 / 17 / 4 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					 <p>660012750_001.JPG 12/18/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.31182496 -95.43885793																																																																																																																									
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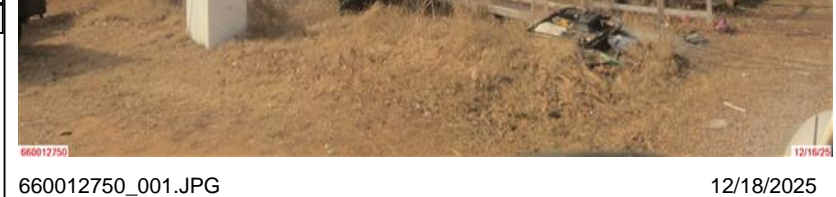
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Lot Data	Square-Foot - NBHD 2117 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	10.5288	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	458,633.00 x .31 = 143,663	
Factor Value		
Adjustments	1.0000	
Lot Value	143,663	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,696 / 1,696
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	12 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1998 / 21



660012750_001.JPG 12/18/2025

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	143,077	84.36	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	144,297		
Lot Value	143,663		
Indicated Value	287,960	169.79	Per SqFt
Agland Value			
Site Improvements	13,913		
Total Value	301,873	177.99	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	88.09	Total Misc Impr	+	4,850			
Roofing Adj	+ 3.96	Garage Cost	+				
Subfloor Adj	+ 2.31	Total RCN	=	196,074			
Heat/Cool Adj	+ 10.30	Depreciation (29%)	-	56,861			
Plumbing Adj	+ 8.09	Lump Sums	+	5,084			
Basement Adj	+ 0.00	RCNLD	=	144,297			
Adj Base Cost	= 112.75	Lot Value	+	143,663			
Total Area	x 1,696	Indicated Value	=	287,960			
Adjusted Cost	= 191,224	Value Per SqFt		169.79			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	30894	236		236	20.55		4,850
WODO	WOOD DECK - OPEN	149990	28x16		448	15.13	25%	5,084



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	EQSH	Equipment Shed	16x42x10	Dirt	Galvanized Metal	672	
	Qual	3	Cond 3	Year 2017	Eff Age 7		
	Valuation Summary		Modifier Total	RCN	Depr (13% Phys/ % Func)	RCNLD	
	Base Cost (19.59 x 672)		13,164		13,164	1,711	11,453
	PCPT	Carport - Portable - NCV	20x18x8	Dirt	Formed Metal	360	
	Qual	3	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
	Base Cost (4.20 x 360)		1,512		1,512	1,512	
	SHDS	Shed - Small	20x10x8	Plank	Formed Metal	200	
	Qual	2	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD	
	Base Cost (19.52 x 200)		3,904		3,904	1,444	2,460