



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660012969 Parcel ID 22N17E-12-3-00000-000-0000 Cadastral ID 12-22-17-01510 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 70 - FOYIL RURAL/FOYIL FIRE Name ID 342266 HENLEY, KENNETH D & REBECCA S 14801 S 4240 RD CLAREMORE OK 74017-0000 Parcel Location Situs 14801 S 4240 RD Subdivision Lot/Block / Parcel Size 2.72 - Acres Sec/Twn/Rng 12 / 22 / 17 / 3 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S007 - FOYIL SCHOOLS					<p>660012969_001.JPG 2/20/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.39770087 -95.45237490 N 180' NW SW SW.																																																																																																																									
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Lot Data		Square-Foot - NBHD 4070 #1	
Lot Size			
Lot Count			
Units Buildable	2.72		
Non-Ag Acres	2.7103		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	118,060.00 x .43 = 51,295		
Factor Value			
Adjustments	1.0000		
Lot Value	51,295		



Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	0.00	Total Misc Impr	+ 0				
Roofing Adj	+ 0.00	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0				
Plumbing Adj	+ 0.00	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 0				
Adj Base Cost	= 0.00	Lot Value	+ 51,295				
Total Area	x	Indicated Value	= 51,295				
Adjusted Cost	= 0	Value Per SqFt	0.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	51,295		
Indicated Value	51,295	0.00	Per SqFt
Agland Value			
Site Improvements	7,488		
Total Value	58,783	0.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER			2016	1	0.00		



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	Carport - Detached	20x10x8	Dirt	Formed Metal	200
Qual	2	Cond 3	Year 2010	Eff Age 12		
Valuation Summary		Modifier Total	RCN	Depr (52% Phys/ % Func)		RCNLD
Base Cost (4.98 x 200)		996		996	518	478
SHDS		Shed - Small	10x6x8	Dirt	Formed Metal	60
Qual	2	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)		RCNLD
Base Cost (22.47 x 60)		1,348		1,348	795	553
SHDS		Shed - Small	30x8x8	Dirt	Formed Metal	240
Qual	2	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)		RCNLD
Base Cost (12.72 x 240)		3,053		3,053	1,801	1,252
BNGP		Barn - General Purpose	30x16x8	Dirt	Formed Metal	480
Qual	2	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)		RCNLD
Base Cost (21.26 x 480)		10,205		10,205	5,000	5,205



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Lot Data		Primary Image	
Lot Size	-		
Lot Count			
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		
Method			
Base Lot Value			
Factor Value		\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-1(10/15/2020	
Adjustments		GRM Approach	
Lot Value		GRM Code	
Residential Data		Gross Rent 0.00	
Type	6 Mobile Home 60 x 28	Indicated Value	
Condition	4 - Good	Multiple Regression	
Quality	3.75 - Average	MRA Code 1 Test	
Architecture	2DW EXCP DWIDE MH - GOOD	Adusted R 0.8445	
Style	100% Double Wide	Indicated Value 191,398 113.93 Per SqFt	
Exterior Wall	100% Frame, Plywood or Hardboard	Direct Comparables	
Base/Total Area	1,680 / 1,680	Selection Model 1 Res	
Style	100% Double Wide	Adjustment Model A2 AO Test	
HVAC	100% Warmed & Cooled Air	Comparables	
Roof Cover	4 Metal, Preformed	Indicated Value	
Area on Slab	0	Value Reconciliation	
Fixture/RghIn	7 /	Selected Approach Cost Approach	
Bed/F/H Bath	2 / 2.0 /	Improvements 84,342	
Basement Area		Lot Value	
Garage Type		Indicated Value 84,342 50.20 Per SqFt	
Remodel	PARTIAL -	Agland Value	
Year/Eff Age	1990 / 15	Site Improvements	
Cost Approach		Total Value 84,342 50.20 Total Value Per SqFt	
Manual : 01/2025			
Base Cost	75.58	Total Misc Impr	+ 0
Roofing Adj	+ 3.34	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 150,360
Heat/Cool Adj	+ 3.34	Depreciation (46%)	- 69,166
Plumbing Adj	+ 7.24	Lump Sums	+ 3,148
Basement Adj	+ 0.00	RCNLD	= 84,342
Adj Base Cost	= 89.50	Lot Value	+ 84,342
Total Area	x 1,680	Indicated Value	= 84,342
Adjusted Cost	= 150,360	Value Per SqFt	50.20
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value
SEP	Screen Enclosed Porch	124194	24x12 288 10.93 3,148



Rogers

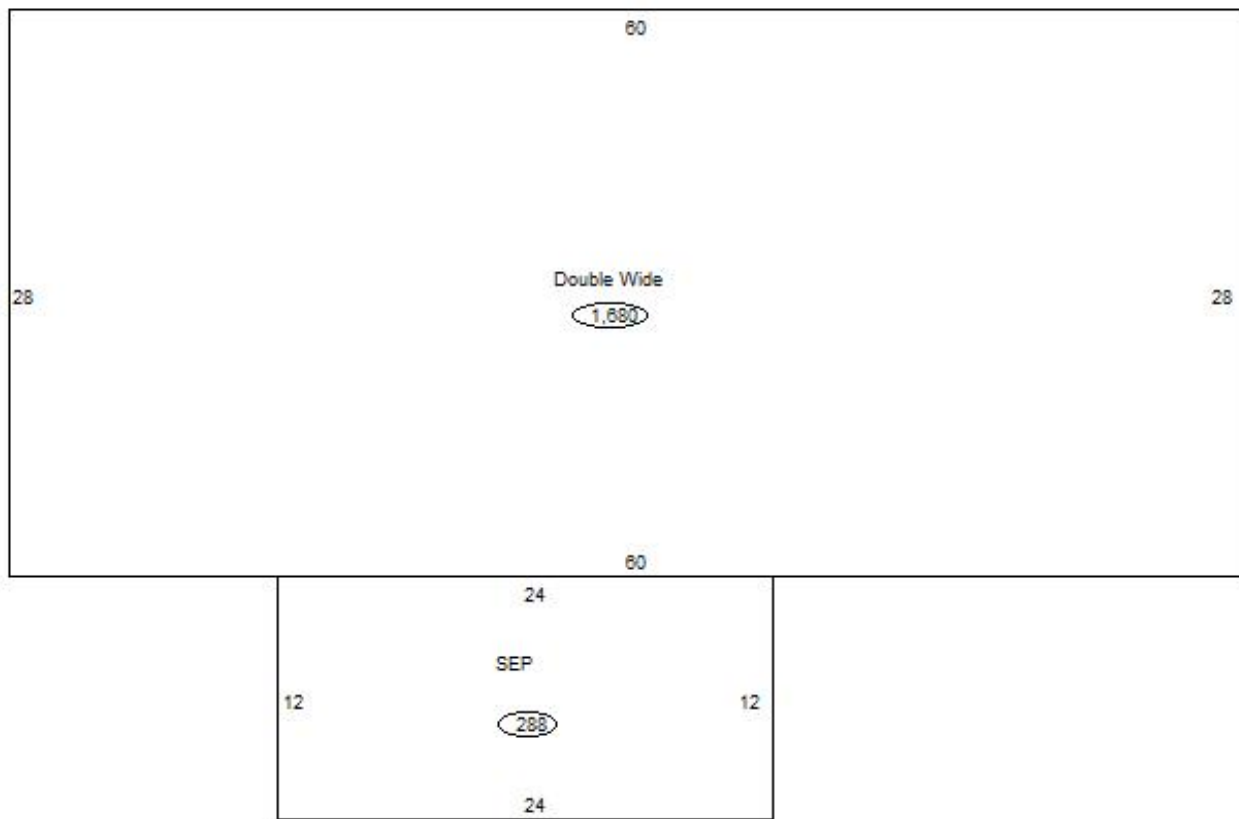
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		10	Double Wide	1,680	1.000	1,680
2	M	SEP		10	SEP	288	1.000	288
Total Building Area						1,680		1,680