



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:19:36
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660013855 Parcel ID 000000-00-0-00933-004-0007 Cadastral ID 14-21-15-03120 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 18 - CLAREMORE RURAL/W/O FIRE Name ID 116234 BOYKIN, JIMMY J & SUSAN A 8422 E REMINGTON AVE CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 08422 E REMINGTON AVE Subdivision WINCHESTER HEIGHTS Lot/Block 0007 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 14 / 21 / 15 / 5 Neighborhood 1209 - R-V03,3-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.30022013 -95.68006635					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R2011 04 6</td> <td>R12-NEW 26X36 936 SQ FT POLE BAR</td> <td>04/2011</td> <td>08/2011</td> <td>13,325</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2011 04 6	R12-NEW 26X36 936 SQ FT POLE BAR	04/2011	08/2011	13,325																																																																																																						
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Time 22:19:36
Page 2

Lot Data	Square-Foot - NBHD 1209 #1	Primary Image
Lot Size		<p style="text-align: right; color: orange;">07/27/2022 11:12</p> <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0727\IMG_0058. 7/28/2022</p>
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.7394	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	75,767.00 x 1.35 = 102,015	
Factor Value		
Adjustments	1.0000	
Lot Value	102,015	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Vinyl
Base/Total Area	1,437 / 1,437
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,437
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	576 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35

Cost Approach		Manual : 01/2025	
Base Cost	104.23	Total Misc Impr	+ 8,207
Roofing Adj	+ 4.56	Garage Cost	+ 15,316
Subfloor Adj	+ -1.19	Total RCN	= 208,709
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 91,832
Plumbing Adj	+ 9.80	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 116,877
Adj Base Cost	= 128.87	Lot Value	+ 102,015
Total Area	x 1,437	Indicated Value	= 218,892
Adjusted Cost	= 185,186	Value Per SqFt	152.33

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	194,835	135.58	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	216,480		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	116,877		
Lot Value	102,015		
Indicated Value	218,892	152.33	Per SqFt
Agland Value			
Site Improvements	29,418		
Total Value	248,310	172.80	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	33236	7x7		49	24.11		1,181
PATO	SLAB PORCH - OPEN	33237	16x12		192	10.05		1,930



Rogers

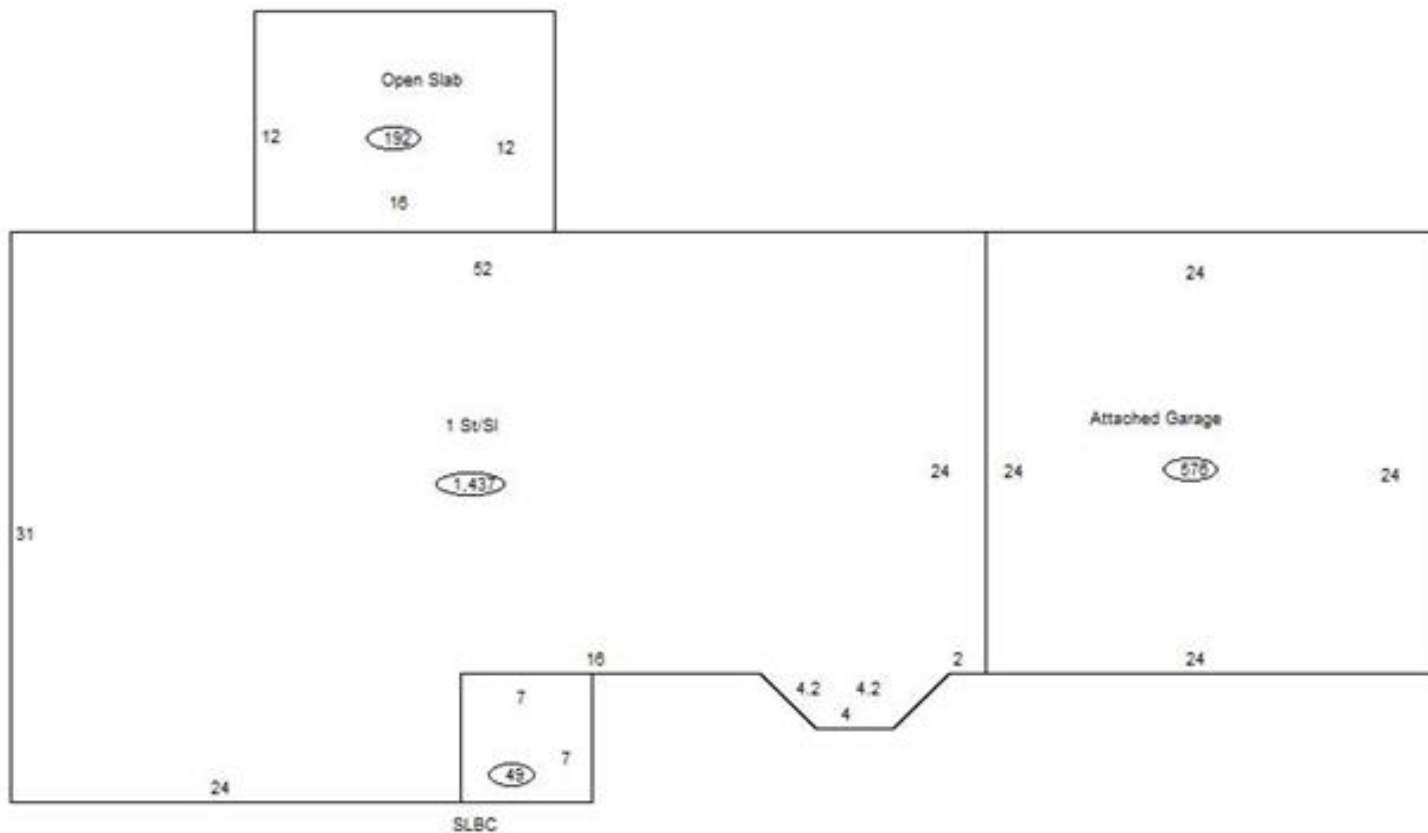
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 Time 22:19:36
 Page 3

Sketch Image

660013855



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,437	1.000	1,437
2	G	1		10	Attached Garage	576	1.000	576
3	M	PRCH		10	SLBC	49	1.000	49
4	M	PATO		10	Open Slab	192	1.000	192
Total Building Area						1,437		1,437



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Time 22:19:36
Page 4

660013855

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			936
	Qual 2	Cond 3	Year 2011	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (31.28 x 936)	29,278		29,278		29,278
	LT	LEAN-TO	0x0x0			48
	Qual 3	Cond 3	Year 2011	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 48)	140		140		140