



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:30:19
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660014968 Parcel ID 000000-00-0-10015-001-0009 Cadastral ID 16-21-16-00060 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 327624 GRAHAM, KENDALL & BAILEE 419 S NORMAL AVE CLAREMORE OK 74017-0000 Parcel Location Situs 00419 S NORMAL AVE Subdivision ACADEMY Lot/Block 0009 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.30544717 -95.60486412																																																																																																																									
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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.1684		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	7,337.00 x 5.50 = 40,354		
Factor Value			
Adjustments	1.0000		
Lot Value	40,354		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,018 / 1,018
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,018
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	402 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	159,238 156.42 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	137,213
Lot Value	40,354
Indicated Value	177,567 174.43 Per SqFt
Agland Value	
Site Improvements	
Total Value	177,567 174.43 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.13	Total Misc Impr	+ 3,365
Roofing Adj	+ 5.17	Garage Cost	+ 9,978
Subfloor Adj	+ 0.00	Total RCN	= 150,783
Heat/Cool Adj	+ 10.30	Depreciation (9%)	- 13,570
Plumbing Adj	+ 12.41	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 137,213
Adj Base Cost	= 135.01	Lot Value	+ 40,354
Total Area	x 1,018	Indicated Value	= 177,567
Adjusted Cost	= 137,440	Value Per SqFt	174.43

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	127827	12x5		60	21.11		1,267
PRCH	SLAB PORCH - COVERED	127828	10x10		100	20.98		2,098



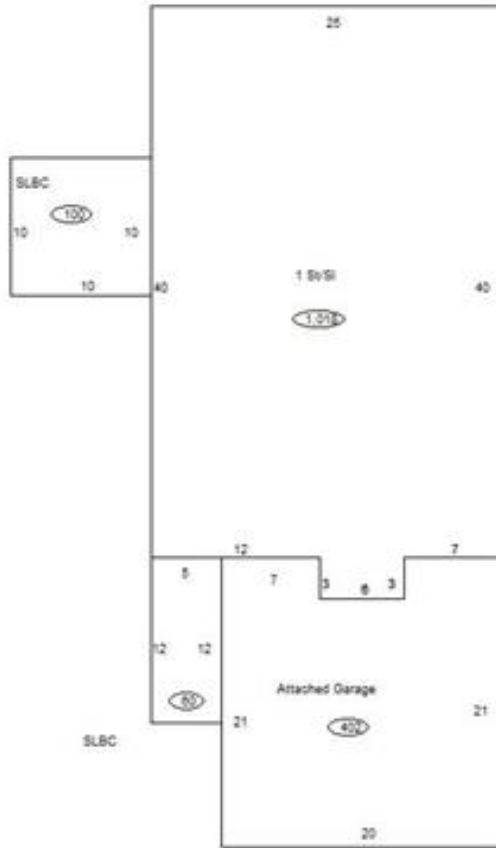
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Sketch Image

660014968



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,018	1.000	1,018
2	G	1		10	Attached Garage	402	1.000	402
3	M	PRCH		10	SLBC	60	1.000	60
4	M	PRCH		10	SLBC	100	1.000	100
Total Building Area						1,018		1,018