



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:21:56  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660015075 <b>Parcel ID</b> 000000-00-0-10010-142-0004 <b>Cadastral ID</b> 16-21-16-01240 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 308081 VANBEBER, EUGINE R LIVING TRUST  20597 S 4110 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 00201 E 1ST ST S <b>Subdivision</b> CLAREMORE O T <b>Lot/Block</b> 0004 / 0142 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 16 / 21 / 16 / 5 <b>Neighborhood</b> 1177 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.30768042 -95.61008707																																																																																																																									
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Lot Data		Square-Foot - NBHD 1177 #1	
Lot Size			
Lot Count			
Units Buildable	9919		
Non-Ag Acres	0.1821		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		1
Method	Square-Foot		
Base Lot Value	7,932.00 x 3.59 = 28,503		
Factor Value	7,126		
Adjustments	1.7497		
Lot Value	62,340		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-11\IMG\_003 8/11/2023

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	1.5 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	95% Frame, Siding, Wood 5% Veneer, Masonry
Base/Total Area	782 / 782
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	276 Carport - Gable Roof 1 Stalls
Remodel	REVITALIZE -
Year/Eff Age	1962 / 14

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	64,498	82.48	Per SqFt

Direct Comparables			
Selection Model	A Adam Test		
Adjustment Model	1 2022 Residential		
Comparables	8		
Indicated Value	134,960		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	95.68	Total Misc Impr	+ 174				
Roofing Adj	+ 4.39	Garage Cost	+ 1,664				
Subfloor Adj	+ 2.65	Total RCN	= 94,708				
Heat/Cool Adj	+ 9.89	Depreciation ( 18%)	- 17,047				
Plumbing Adj	+ 6.15	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 77,661				
Adj Base Cost	= 118.76	Lot Value	+ 62,340				
Total Area	x 782	Indicated Value	= 140,001				
Adjusted Cost	= 92,870	Value Per SqFt	179.03				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	77,661		
Lot Value	62,340		
Indicated Value	140,001	179.03	Per SqFt
Agland Value			
Site Improvements			
Total Value	140,001	179.03	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	143203	6x3		18	9.69		174



# Rogers

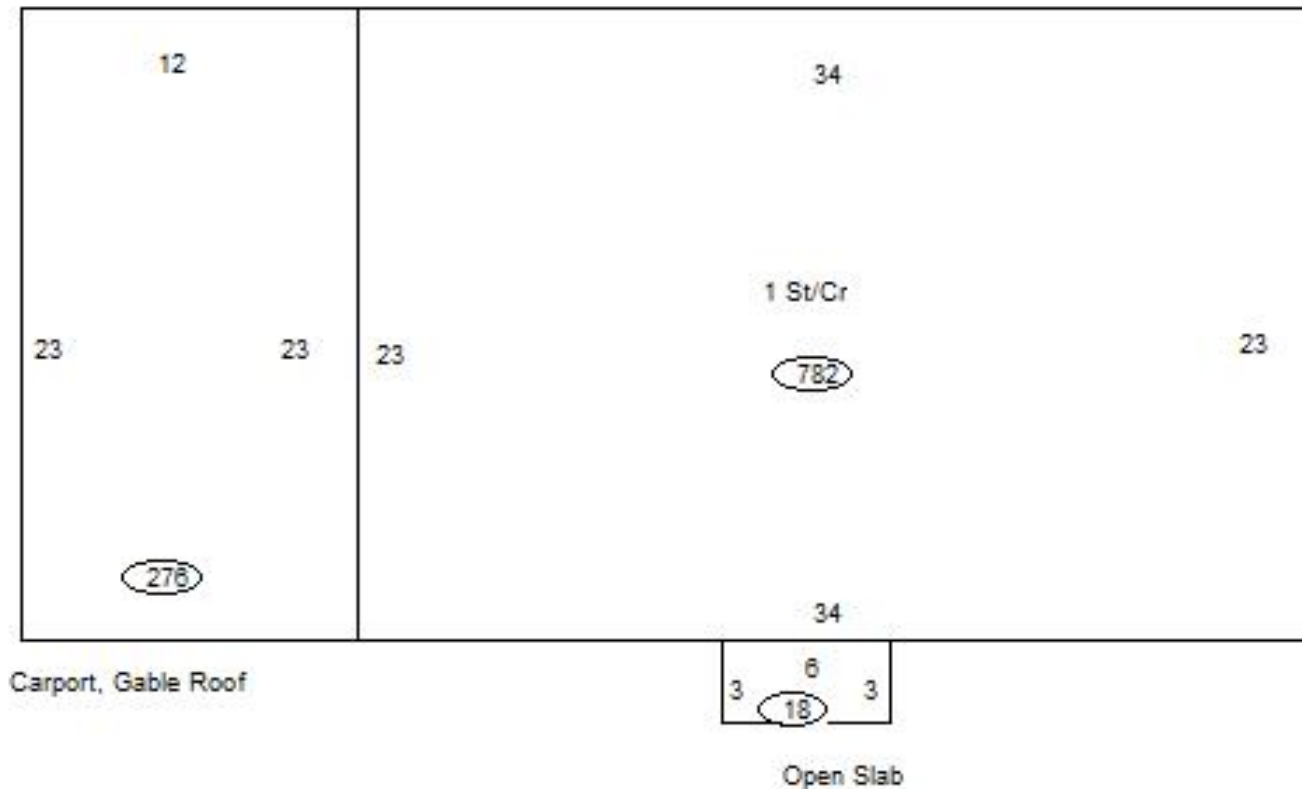
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### Sketch Image

660015075



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	782	1.000	782
2	G	3		10	Carport, Gable Roof	276	1.000	276
3	M	PATO		10	Open Slab	18	1.000	18
<b>Total Building Area</b>						<b>782</b>		<b>782</b>