




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:22:10
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660015084 Parcel ID 000000-00-0-10010-143-0006 Cadastral ID 16-21-16-01330 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 282076 ISAACS, DAVID JR 3207 CYPRESS POINT CIR CLAREMORE OK 74017-0000 Parcel Location Situs 00317 S WEWOKA AVE Subdivision CLAREMORE O T Lot/Block 0006 / 0143 Parcel Size 1 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1177 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-14\IMG_000: 8/14/2023</p>																																																																																																																				
Legal Description Lot/Long: 36.30643471 -95.60838223 LOT 6 BLOCK 143 CLAREMORE O T																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																	
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Date 04/16/2026
Time 23:22:10
Page 2

Lot Data		Square-Foot - NBHD 1177 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	13376							
Non-Ag Acres	0.4617							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Square-Foot							
Base Lot Value	20,110.00 x 2.07 = 41,678							
Factor Value								
Adjustments								
Lot Value	41,678							
Residential Data				\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-14\IMG_000; 8/14/2023				
Type	1 Single Family Residence			GRM Approach				
Condition	3 - Average			GRM Code				
Quality	1 - Low			Gross Rent 0.00				
Architecture	R3 Res Nbhd 3			Indicated Value				
Style	100% One Story			Multiple Regression				
Exterior Wall	100% Frame, Siding, Vinyl			MRA Code 1 Test				
Base/Total Area	480 / 480			Adusted R 0.8445				
Style	100% One Story			Indicated Value 13,582 28.30 Per SqFt				
HVAC	100% Floor Furnace			Direct Comparables				
Roof Cover	1 Composition Shingle			Selection Model A Adam Test				
Area on Slab	0			Adjustment Model 1 2022 Residential				
Fixture/RghIn	4 /			Comparables 3				
Bed/F/H Bath	2 / 1.0 /			Indicated Value 192,530 Per SqFt				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements 18,637				
Year/Eff Age	1950 / 57			Lot Value 41,678				
Cost Approach				Indicated Value 60,315 125.66 Per SqFt				
Manual : 01/2025				Agland Value				
Base Cost	90.98	Total Misc Impr	+ 808	Site Improvements				
Roofing Adj	+ 4.37	Garage Cost	+ 808	Total Value 60,315 125.66 Total Value Per SqFt				
Subfloor Adj	+ 2.77	Total RCN	= 53,248					
Heat/Cool Adj	+ 1.52	Depreciation (65%)	- 34,611					
Plumbing Adj	+ 9.61	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 18,637					
Adj Base Cost	= 109.25	Lot Value	+ 41,678					
Total Area	x 480	Indicated Value	= 60,315					
Adjusted Cost	= 52,440	Value Per SqFt	125.66					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	36241	4x4		16	18.37		294
PRCH	SLAB PORCH - COVERED	143149	7x4		28	18.34		514



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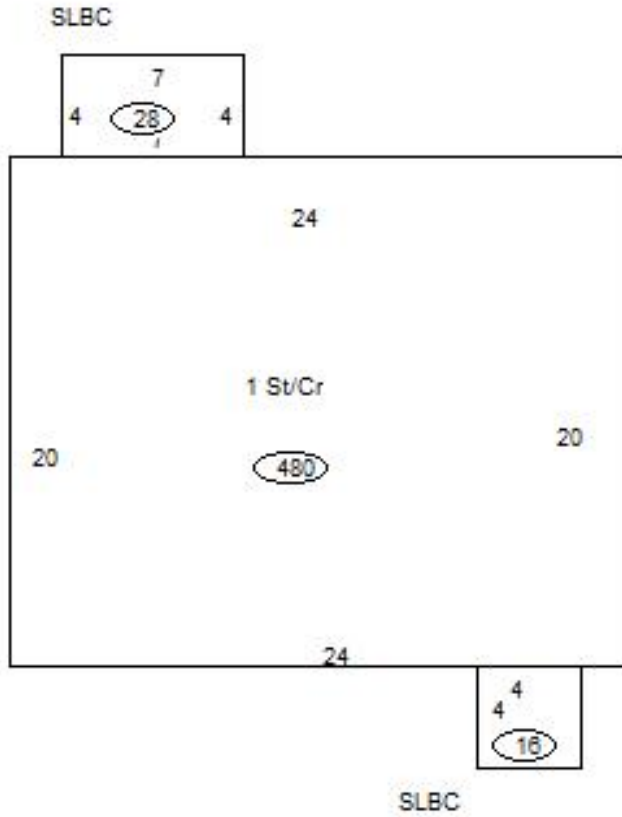
Date 04/16/2026

Time 23:22:10

Page 3

Sketch Image

660015084



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	480	1.000	480
2	M	PRCH		10	SLBC	16	1.000	16
3	M	PRCH		10	SLBC	28	1.000	28
Total Building Area						480		480



Rogers

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Date 04/16/2026
 Time 23:22:10
 Page 4

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 Adjustments Lot Value	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,216 / 1,216
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	1 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1950 / 57

\\tsclient\C\Users\CB\Pictures\2019-09-25\IMG_0026.JPG 9/25/2019	
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	62,633	51.51	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	103,220 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	50,564		
Lot Value			
Indicated Value	50,564	41.58	Per SqFt
Agland Value			
Site Improvements	1,152		
Total Value	51,716	42.53	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	94.28	Total Misc Impr	+ 4,167				
Roofing Adj	+ 4.25	Garage Cost	+ 0				
Subfloor Adj	+ 2.43	Total RCN	= 144,469				
Heat/Cool Adj	+ 10.30	Depreciation (65%)	- 93,905				
Plumbing Adj	+ 4.12	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 50,564				
Adj Base Cost	= 115.38	Lot Value	+ 0				
Total Area	x 1,216	Indicated Value	= 50,564				
Adjusted Cost	= 140,302	Value Per SqFt	41.58				

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	36236	24x7		168	20.77		3,489
PRCH	SLAB PORCH - COVERED	36237	8x4		32	21.19		678



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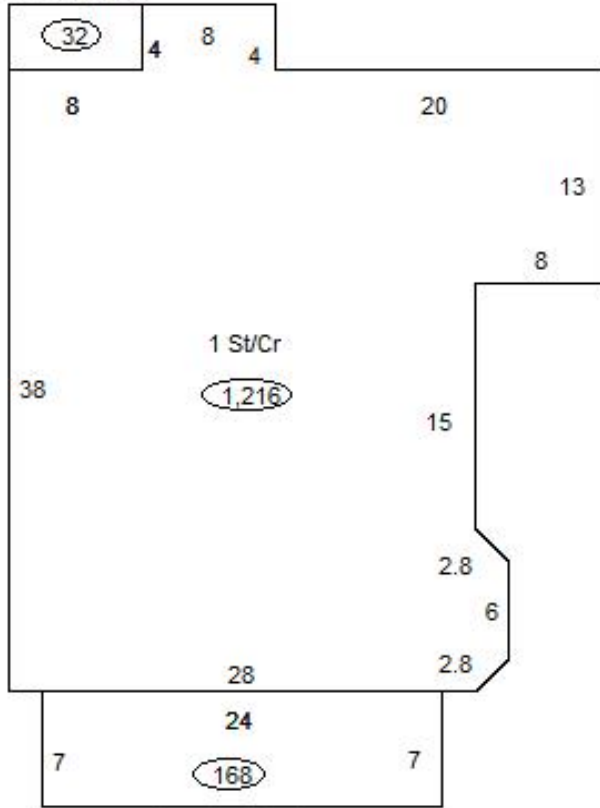
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Date 04/16/2026
 Time 23:22:10
 Page 5

Sketch Image

660015084

Porch w/Roof



Porch w/Roof

Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,216	1.000	1,216
2	M	PRCH		13	SLBC	168	1.000	168
3	M	PRCH		13	SLBC	32	1.000	32
Total Building Area						1,216		1,216



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Date 04/16/2026
Time 23:22:10
Page 6

660015084

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			240
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)		RCNLD
Base Cost (16.00 x 240)		3,840		3,840	2,688	1,152



Rogers

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Date 04/16/2026
Time 23:22:11
Page 7

Lot Data		Primary Image						
Lot Size	-							
Lot Count								
Units Buildable	1							
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method								
Base Lot Value								
Factor Value		\\tsclient\C\Users\CB\Pictures\2019-09-25\IMG_0031.JPG 9/25/2019						
Adjustments		GRM Approach						
Lot Value		GRM Code Gross Rent 0.00 Indicated Value						
Residential Data		Multiple Regression						
Type	1 Single Family Residence	MRA Code 1 Test Adjusted R 0.8445 Indicated Value 15,938 27.67 Per SqFt						
Condition	3 - Average	Direct Comparables						
Quality	1 - Low	Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 8 Indicated Value 72,230 Per SqFt						
Architecture	R3 Res Nbhd 3	Value Reconciliation						
Style	100% One Story	Selected Approach Cost Approach Improvements 21,933 Lot Value 21,933 38.08 Per SqFt Agland Value Site Improvements Total Value 21,933 38.08 Total Value Per SqFt						
Exterior Wall	100% Frame, Siding, Vinyl							
Base/Total Area	576 / 576							
Style	100% One Story							
HVAC	100% Floor Furnace							
Roof Cover	1 Composition Shingle							
Area on Slab	0							
Fixture/RghIn	4 /							
Bed/F/H Bath	1 / 1.0 /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	1950 / 57							
Cost Approach		Manual : 01/2025						
Base Cost	90.98	Total Misc Impr	+ 661					
Roofing Adj	+ 4.37	Garage Cost	+ 661					
Subfloor Adj	+ 2.77	Total RCN	= 62,667					
Heat/Cool Adj	+ 1.52	Depreciation (65%)	- 40,734					
Plumbing Adj	+ 8.01	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 21,933					
Adj Base Cost	= 107.65	Lot Value	+ 21,933					
Total Area	x 576	Indicated Value	= 21,933					
Adjusted Cost	= 62,006	Value Per SqFt	38.08					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	36239	4x4		16	18.37		294
PRCH	SLAB PORCH - COVERED	143150	5x4		20	18.37		367



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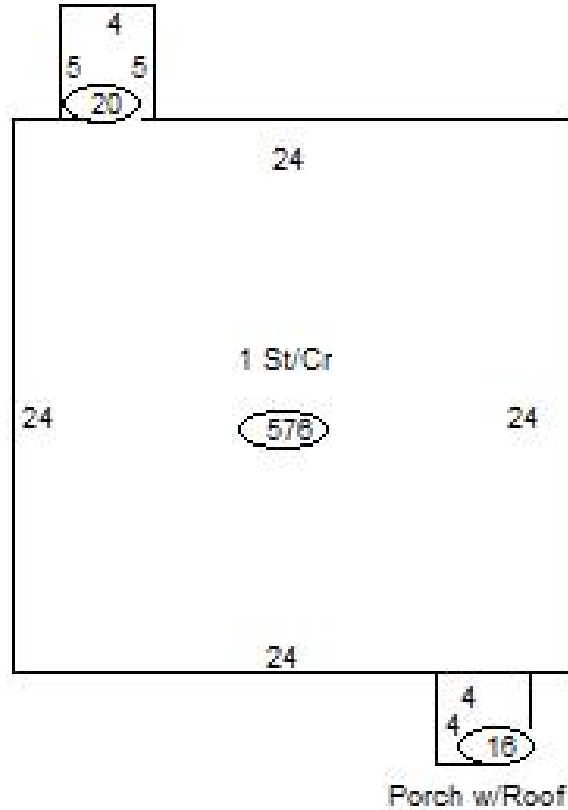
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 Time 23:22:11
 Page 8

Sketch Image

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Porch w/Roof



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3	M	PRCH		13	SLBC	20	1.000	20
Total Building Area						576		576