



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:24:37
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Assessment Data					Primary Image																																																																																																																				
Account 660015133 Parcel ID 000000-00-0-10080-001-0003 Cadastral ID 16-21-16-01820 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 295307 RAGLAND INVESTMENTS LLC PO BOX 1702 CLAREMORE OK 74018-0000 Parcel Location Situs 00217 SILVERLEAF LN Subdivision DENNISON Lot/Block 0003 / 0001 Parcel Size 4 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>660015133_001.JPG 4/2/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.30721265 -95.61440712																																																																																																																									
Legal Description LOT 3,4,5 & 6 BLOCK 1 DENNISON					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>R24 10</td> <td>4 NEW DULPEXES 8 UNITS 1728 SQ F</td> <td>03/2024</td> <td>09/2024</td> <td>103,000</td> </tr> <tr> <td>R23 2315</td> <td>R24 DEMO</td> <td>08/2023</td> <td>12/2023</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R24 10	4 NEW DULPEXES 8 UNITS 1728 SQ F	03/2024	09/2024	103,000	R23 2315	R24 DEMO	08/2023	12/2023																																																																																																		
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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres	0.6156		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	26,814.00 x 3.71 = 99,518		
Factor Value			
Adjustments	0.5797		
Lot Value	57,691		



Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry
Base/Total Area	290 / 2,278
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	290
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	1,512 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

660015133_001.JPG 9/25/2024

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	398,686	175.02	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	50,840 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	99.75	Total Misc Impr	+	0	
Roofing Adj	+ 0.62	Garage Cost	+	65,651	
Subfloor Adj	+ -0.14	Total RCN	=	326,300	
Heat/Cool Adj	+ 11.69	Depreciation (2%)	-	6,526	
Plumbing Adj	+ 2.50	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	319,774	
Adj Base Cost	= 114.42	Lot Value	+	57,691	
Total Area	x 2,278	Indicated Value	=	377,465	
Adjusted Cost	= 260,649	Value Per SqFt		165.70	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	319,774		
Lot Value	57,691		
Indicated Value	377,465	165.70	Per SqFt
Agland Value			
Site Improvements			
Total Value	377,465	165.70	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



Rogers

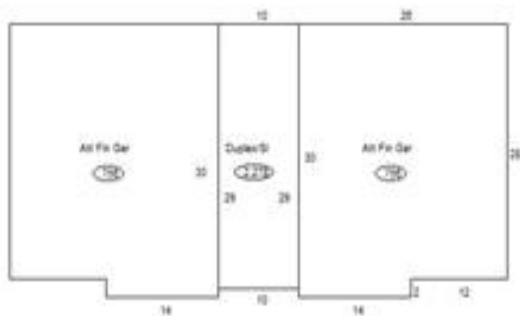
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Sketch Image

660015133



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	Duplex/Sl	290	7.855	2,278
2	G	5		13	Att Fin Gar	756	1.000	756
3	G	5		13	Att Fin Gar	756	1.000	756
4	U	^UL		13	Upper Level (1)	1,988	1.000	1,988
Total Building Area						290		2,278



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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		660015133_001.JPG 4/2/2025	
Adjustments		GRM Approach	
Lot Value		GRM Code	
Residential Data		Gross Rent 0.00	
Type	5 Duplex	Indicated Value	
Condition	3 - Average	Multiple Regression	
Quality	3 - Average	MRA Code	
Architecture		Adjusted R	
Style	100% 1 1/2 Story Finished	Indicated Value	
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry	Direct Comparables	
Base/Total Area	290 / 2,278	Selection Model A Adam Test	
Style	100% 1 1/2 Story Finished	Adjustment Model 1 2022 Residential	
HVAC	100% Warmed & Cooled Air	Comparables	
Roof Cover	1 Composition Shingle	Indicated Value	
Area on Slab	290	Value Reconciliation	
Fixture/RghIn	/	Selected Approach Cost Approach	
Bed/F/H Bath	2 / 1.0 /	Improvements 320,979	
Basement Area		Lot Value	
Garage Type	1,512 Attached Garage - Finished	Indicated Value 320,979 140.90 Per SqFt	
Remodel		Aglard Value	
Year/Eff Age	2024 / 2	Site Improvements	
Cost Approach		Total Value 320,979 140.90 Total Value Per SqFt	
Manual : 01/2025			
Base Cost	99.75	Total Misc Impr	+ 0
Roofing Adj	+ 0.62	Garage Cost	+ 65,651
Subfloor Adj	+ -0.14	Total RCN	= 327,530
Heat/Cool Adj	+ 11.69	Depreciation (2%)	- 6,551
Plumbing Adj	+ 3.04	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 320,979
Adj Base Cost	= 114.96	Lot Value	+ 320,979
Total Area	x 2,278	Indicated Value	= 320,979
Adjusted Cost	= 261,879	Value Per SqFt	140.90
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



Rogers

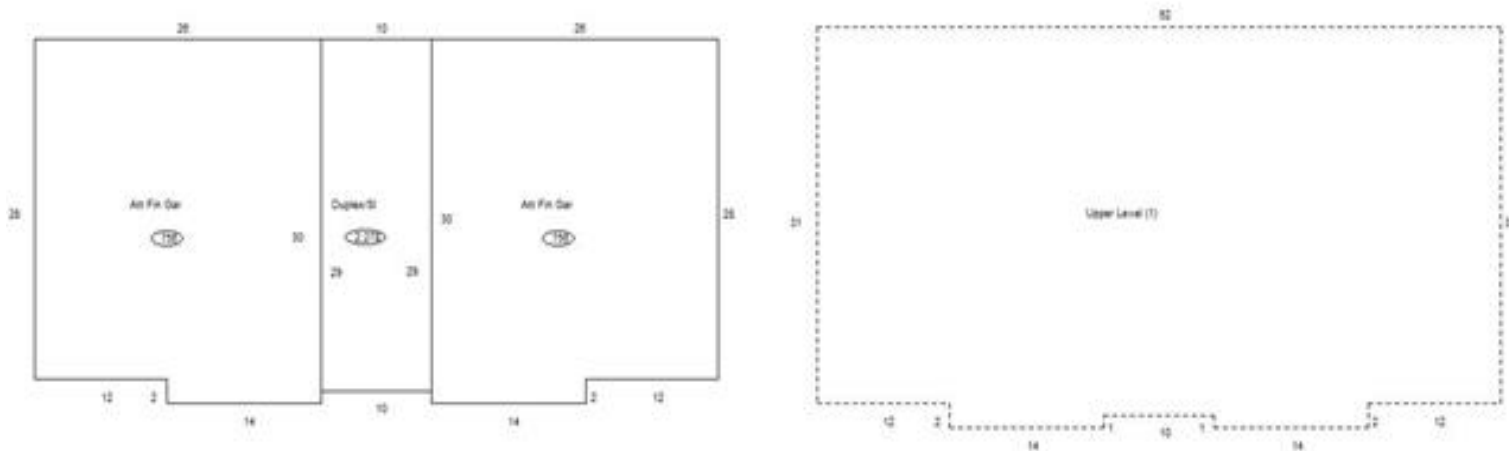
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Sketch Image

660015133



Sketch Vector Information

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Lot Data	
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	5 Duplex
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry
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Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	290
Fixture/RghIn	/
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	1,512 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Cost Approach		Manual : 01/2025	
Base Cost	99.75	Total Misc Impr	+ 0
Roofing Adj	+ 0.62	Garage Cost	+ 65,651
Subfloor Adj	+ -0.14	Total RCN	= 327,530
Heat/Cool Adj	+ 11.69	Depreciation (2%)	- 6,551
Plumbing Adj	+ 3.04	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 320,979
Adj Base Cost	= 114.96	Lot Value	+ 320,979
Total Area	x 2,278	Indicated Value	= 320,979
Adjusted Cost	= 261,879	Value Per SqFt	140.90

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	320,979		
Lot Value			
Indicated Value	320,979	140.90	Per SqFt
Agland Value			
Site Improvements			
Total Value	320,979	140.90	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



Rogers

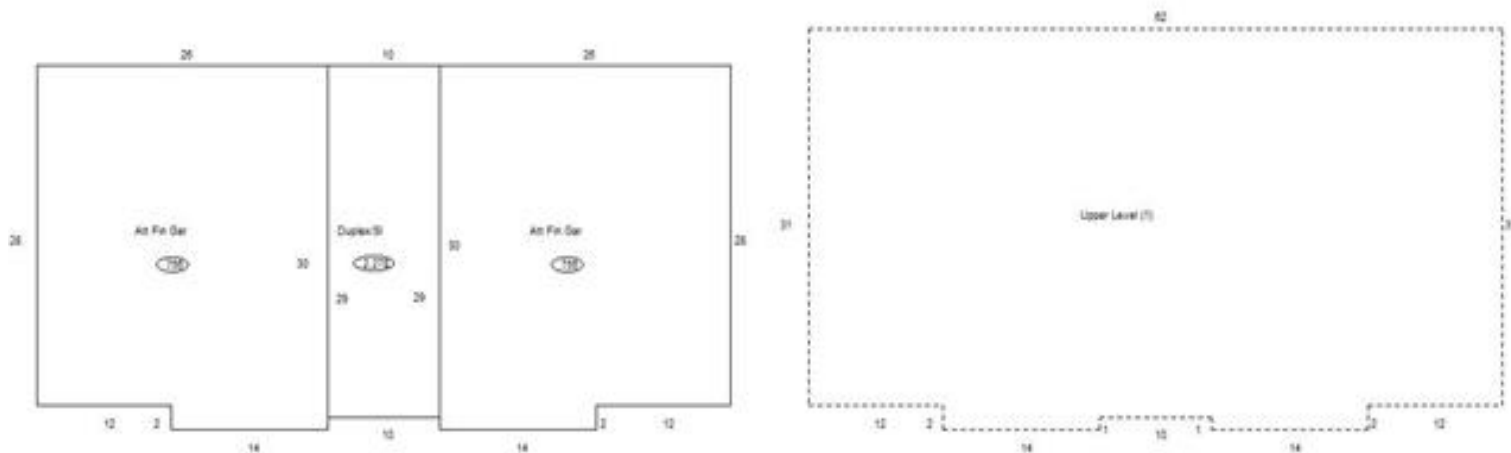
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Sketch Image

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Units Buildable	
Non-Ag Acres	
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	3 - Average
Architecture	
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Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry
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Style	100% 1 1/2 Story Finished
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Roof Cover	1 Composition Shingle
Area on Slab	290
Fixture/RghIn	/
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	1,512 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Cost Approach		Manual : 01/2025	
Base Cost	99.75	Total Misc Impr	+ 0
Roofing Adj	+ 0.62	Garage Cost	+ 65,651
Subfloor Adj	+ -0.14	Total RCN	= 327,530
Heat/Cool Adj	+ 11.69	Depreciation (2%)	- 6,551
Plumbing Adj	+ 3.04	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 320,979
Adj Base Cost	= 114.96	Lot Value	+ 320,979
Total Area	x 2,278	Indicated Value	= 320,979
Adjusted Cost	= 261,879	Value Per SqFt	140.90

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	320,979		
Lot Value			
Indicated Value	320,979	140.90	Per SqFt
Agland Value			
Site Improvements			
Total Value	320,979	140.90	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



Rogers

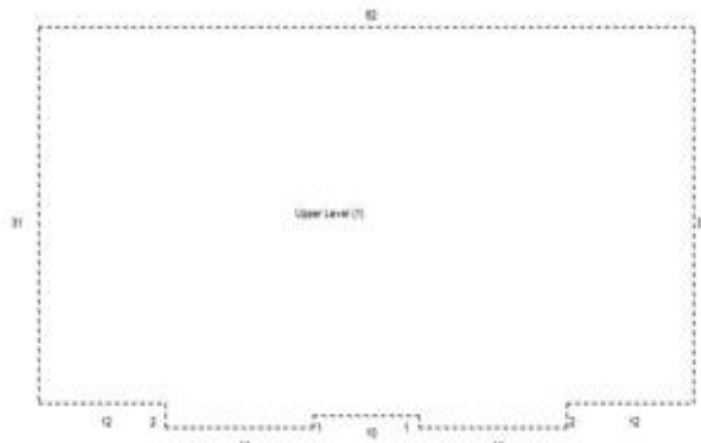
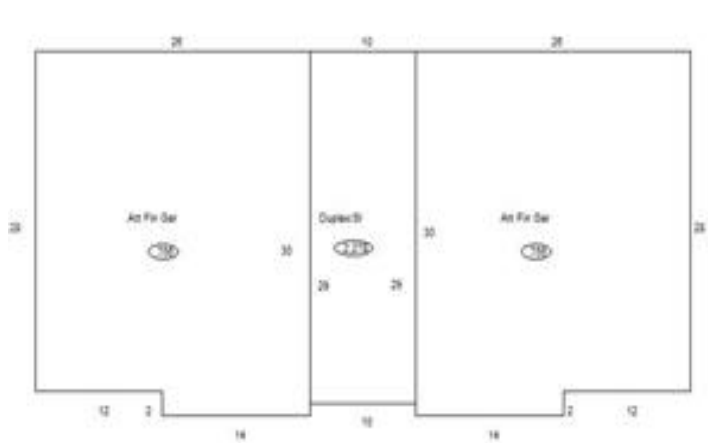
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:24:39
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Sketch Image

660015133



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	Duplex/SI	290	7.855	2,278
2	G	5		10	Att Fin Gar	756	1.000	756
3	G	5		10	Att Fin Gar	756	1.000	756
4	U	^UL		10	Upper Level (1)	1,988	1.000	1,988
Total Building Area						290		2,278