



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:24:42  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660015138 <b>Parcel ID</b> 000000-00-0-10080-001-0010 <b>Cadastral ID</b> 16-21-16-01870 <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> 325309 SHAW, LINDA  520 S MUSKOGEE AVE CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00520 S MUSKOGEE AVE <b>Subdivision</b> DENNISON <b>Lot/Block</b> 0010 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 16 / 21 / 16 / 5 <b>Neighborhood</b> 1161 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.30649814 -95.61450320										\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-9\IMG_0051. 8/9/2023																																																																																																															
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Lot Data		Square-Foot - NBHD 1161 #1		Primary Image				
Lot Size	0	0						
Lot Count	1							
Units Buildable	0							
Non-Ag Acres	0.1483							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	6,460.00 x 5.50 = 35,530							
Factor Value								
Adjustments	1.0000							
Lot Value	35,530							
Residential Data								
Type	1 Single Family Residence							
Condition	3 - Average							
Quality	2.5 - Fair							
Architecture								
Style	100% One Story							
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone							
Base/Total Area	1,324 / 1,324							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	1,324							
Fixture/RghIn	20 /							
Bed/F/H Bath	3 / 2.0 /							
Basement Area								
Garage Type	441 Attached Garage - Unfinished							
Remodel								
Year/Eff Age	2018 / 6							
Cost Approach		Manual : 01/2025						
Base Cost	100.26	Total Misc Impr	+	3,366				
Roofing Adj	+ 4.55	Garage Cost	+	12,507				
Subfloor Adj	+ -1.17	Total RCN	=	193,289				
Heat/Cool Adj	+ 11.47	Depreciation ( 6%)	-	11,597				
Plumbing Adj	+ 18.89	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	181,692				
Adj Base Cost	= 134.00	Lot Value	+	35,530				
Total Area	x 1,324	Indicated Value	=	217,222				
Adjusted Cost	= 177,416	Value Per SqFt		164.06				
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements	181,692							
Lot Value	35,530							
Indicated Value	217,222	164.06	Per SqFt					
Agland Value								
Site Improvements								
Total Value	217,222	164.06	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	137727	11x7		77	24.03		1,850
PRCH	SLAB PORCH - COVERED	137729	9x7		63	24.07		1,516

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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	198,285	149.76 Per SqFt

### Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	2	
Indicated Value	184,610	Per SqFt



# Rogers

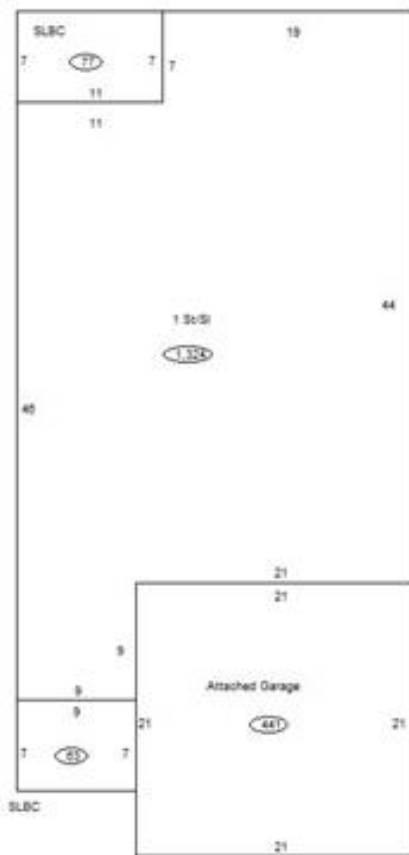
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Sketch Image

660015138



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,324	1.000	1,324
2	M	PRCH		10	SLBC	77	1.000	77
3	G	1		10	Attached Garage	441	1.000	441
4	M	PRCH		10	SLBC	63	1.000	63
<b>Total Building Area</b>						<b>1,324</b>		<b>1,324</b>