



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 06:42:33
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Assessment Data					Primary Image																																																																																																																				
Account 660015202 Parcel ID 000000-00-0-10405-002-0024 Cadastral ID 16-21-16-02520 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 310440 FOSTER, JAMES WELDON & RHONDA ELAINE CO-TRUSTEES FOSTER FAMILY TRUST 18441 E 430 RD CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 00509 S FLORENCE AVE Subdivision SOUTHSIDE Lot/Block 0024 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 16 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.30536747 -95.61205669 N 40' LOT 23 & S 10' LOT 24 BLOCK 2 SOUTHSIDE					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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.1924		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	8,380.00 x 5.50 = 46,090		
Factor Value			
Adjustments	1.0000		
Lot Value	46,090		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-7\IMG_0043 8/7/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	25% Veneer, Masonry 75% Frame, Siding, Wood
Base/Total Area	728 / 728
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	220 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1952 / 56

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	58,680 80.60 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	83,810 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	106.72	Total Misc Impr	+ 509
Roofing Adj	+ 4.69	Garage Cost	+ 6,567
Subfloor Adj	+ 2.73	Total RCN	= 102,684
Heat/Cool Adj	+ 10.30	Depreciation (64%)	- 65,718
Plumbing Adj	+ 6.89	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 36,966
Adj Base Cost	= 131.33	Lot Value	+ 46,090
Total Area	x 728	Indicated Value	= 83,056
Adjusted Cost	= 95,608	Value Per SqFt	114.09

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	36,966
Lot Value	46,090
Indicated Value	83,056 114.09 Per SqFt
Agland Value	
Site Improvements	
Total Value	83,056 114.09 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	36509	6x4		24	21.22	509



Rogers

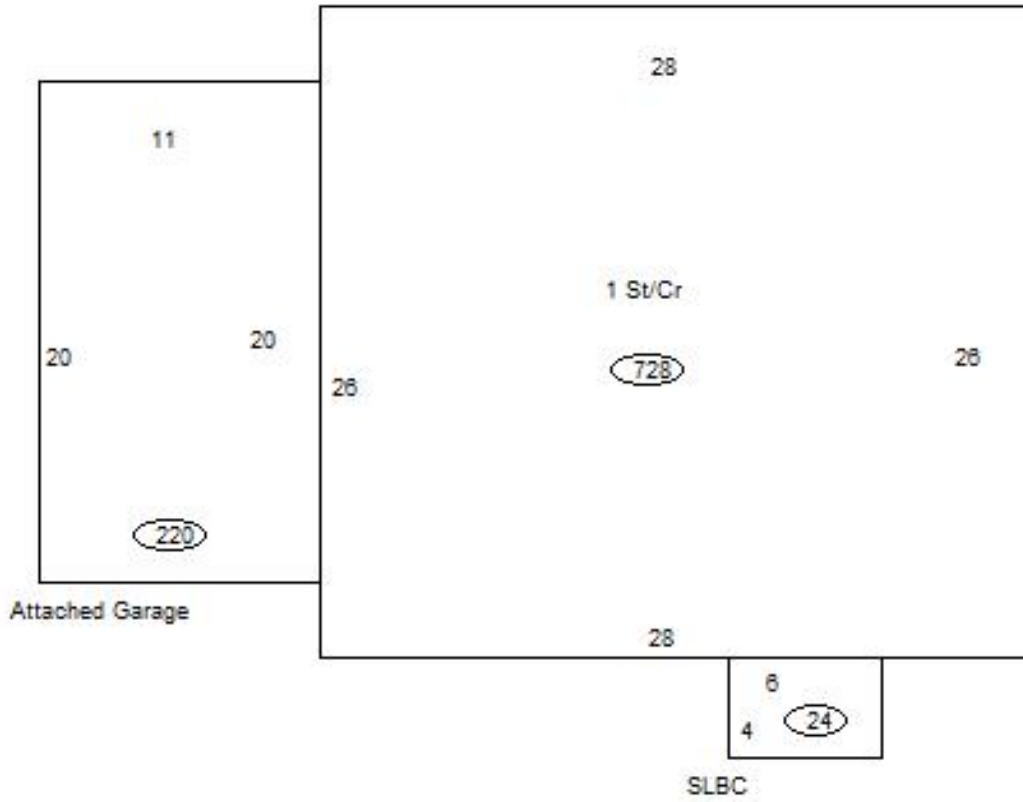
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Sketch Image

660015202



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	728	1.000	728
2	G	1		10	Attached Garage	220	1.000	220
3	M	PRCH		10	SLBC	24	1.000	24
Total Building Area						728		728



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				