



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:27:53  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660015433 <b>Parcel ID</b> 000000-00-0-10195-001-0005 <b>Cadastral ID</b> 16-21-16-07460 <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> 326261 LOWE, CODY & SECELLEE  15094 E ASH VALLEY LN CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 00645 S MARYLAND AVE <b>Subdivision</b> HOMEBUILDERS <b>Lot/Block</b> 0005 / 0001 <b>Parcel Size</b> .25 - 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> Lat/Long: 36.30393276 -95.61426855																																																																																																																									
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Lot Data	Square-Foot - NBHD 1161 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	5327	
Non-Ag Acres	0.1691	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	7,367.00 x 5.50 = 40,519	
Factor Value		
Adjustments	1.0000	
Lot Value	40,519	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,168 / 1,632
Style	100% 1 1/2 Story Finished
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 65

Cost Approach		Manual : 01/2025	
Base Cost	76.57	Total Misc Impr	+ 2,715
Roofing Adj	+ 2.95	Garage Cost	+ 0
Subfloor Adj	+ 1.68	Total RCN	= 147,310
Heat/Cool Adj	+ 1.65	Depreciation ( 71%)	- 104,590
Plumbing Adj	+ 5.75	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 42,720
Adj Base Cost	= 88.60	Lot Value	+ 40,519
Total Area	x 1,632	Indicated Value	= 83,239
Adjusted Cost	= 144,595	Value Per SqFt	51.00



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-18\IMG\_001 8/18/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	74,739 45.80 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	11,620 Per SqFt

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	42,720
Lot Value	40,519
Indicated Value	83,239 51.00 Per SqFt
Agland Value	
Site Improvements	
Total Value	83,239 51.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	37153	20x6		120	20.92		2,510
PATO	SLAB PORCH - OPEN	37154	5x4		20	10.24		205



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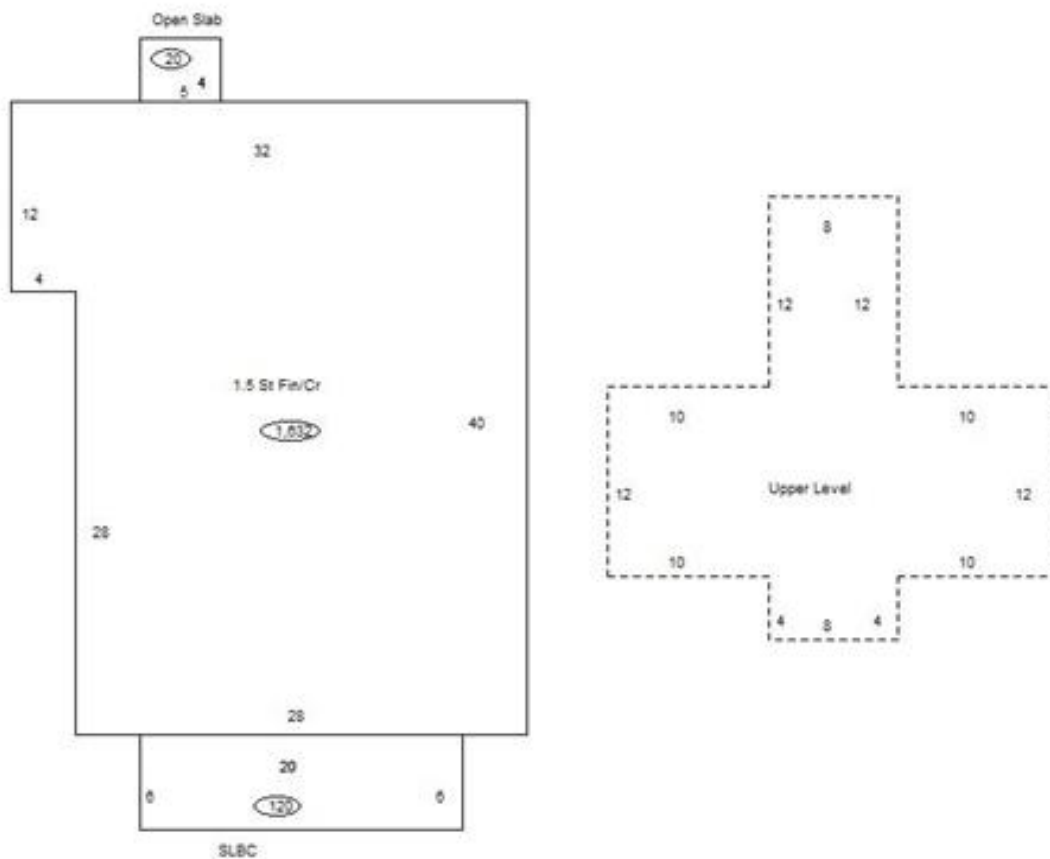
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### Sketch Image

660015433



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	10	1.5 St Fin/Cr	1,168	1.397	1,632
2	M	PRCH		10	SLBC	120	1.000	120
3	M	PATO		10	Open Slab	20	1.000	20
4	U	^UL	Overhang	10	Upper Level	464	1.000	464
<b>Total Building Area</b>						<b>1,168</b>		<b>1,632</b>