



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 22:58:11
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Assessment Data					Primary Image																																																																																																																				
Account 660015679 Parcel ID 22N16E-16-1-00000-000-0000 Cadastral ID 16-22-16-01100 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 278369 MURDOCK, LINDA S 12700 E 430 RD CLAREMORE OK 74017-0000 Parcel Location Situs 12700 E 430 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 16 / 22 / 16 / 1 Neighborhood 6050 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-29\IMG_00: 11/29/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.39340595 -95.60196641																																																																																																																									
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Lot Data	Square-Foot - NBHD 6050 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	5	
Non-Ag Acres	4.9049	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	213,659.00 x .33 = 71,046	
Factor Value		
Adjustments	1.0000	
Lot Value	71,046	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	1,824 / 1,824
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,824
Fixture/RghIn	8 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	576 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1968 / 44



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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	181,422	99.46	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	87.36	Total Misc Impr	+	13,448			
Roofing Adj	+ 4.11	Garage Cost	+	15,316			
Subfloor Adj	+ -1.04	Total RCN	=	225,081			
Heat/Cool Adj	+ 11.47	Depreciation (52%)	-	117,042			
Plumbing Adj	+ 5.73	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	108,039			
Adj Base Cost	= 107.63	Lot Value	+	71,046			
Total Area	x 1,824	Indicated Value	=	179,085			
Adjusted Cost	= 196,317	Value Per SqFt		98.18			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	108,039		
Lot Value	71,046		
Indicated Value	179,085	98.18	Per SqFt
Agland Value			
Site Improvements	2,054		
Total Value	181,139	99.31	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	37819	42x10		420	23.01		9,664
PRCH	SLAB PORCH - COVERED	37820	16x4		64	24.07		1,540
PATO	SLAB PORCH - OPEN	37821	16x15		240	9.35		2,244



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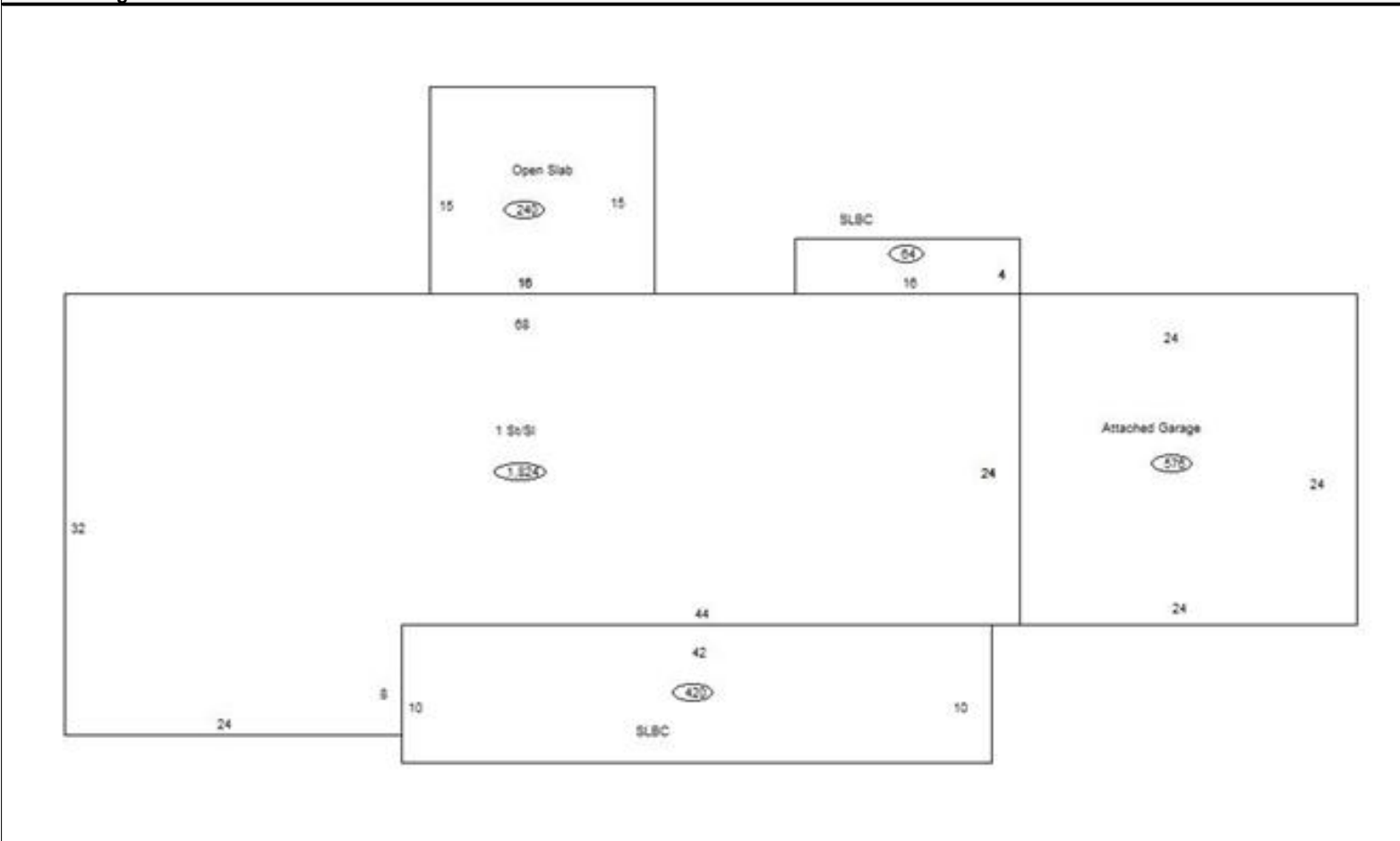
Date 04/16/2026

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Sketch Image

660015679



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,824	1.000	1,824
2	G	1		10	Attached Garage	576	1.000	576
3	M	PRCH		10	SLBC	420	1.000	420
4	M	PRCH		10	SLBC	64	1.000	64
5	M	PATO		10	Open Slab	240	1.000	240
Total Building Area						1,824		1,824



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			392
	Qual	3	Cond 3	Year	Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)		RCNLD
Base Cost (10.48 x 392)		4,108		4,108 2,054		2,054