



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:16:20
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660015960 Parcel ID 000000-00-0-10035-001-0005 Cadastral ID 17-21-16-00050 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 338013 BOWEN, DARRELL JAMES & STEPHANIE LYNN 1304 W BERT ST CLAREMORE OK 74017-0000 Parcel Location Situs 01304 W BERT ST Subdivision BERT HALL Lot/Block 0005 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 17 / 21 / 16 / 5 Neighborhood 1177 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.30675308 -95.62532658																																																																																																																									
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Lot Data		Square-Foot - NBHD 1177 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.257		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	11,194.00 x 3.16 = 35,348		
Factor Value			
Adjustments	1.8565		
Lot Value	65,622		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,344 / 1,344
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1969 / 43

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	138,617	103.14	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	159,340		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	104.93	Total Misc Impr	+ 1,540
Roofing Adj	+ 4.44	Garage Cost	+ 12,487
Subfloor Adj	+ 1.15	Total RCN	= 195,695
Heat/Cool Adj	+ 11.47	Depreciation (51%)	- 99,804
Plumbing Adj	+ 13.18	Lump Sums	+ 2,563
Basement Adj	+ 0.00	RCNLD	= 98,454
Adj Base Cost	= 135.17	Lot Value	+ 65,622
Total Area	x 1,344	Indicated Value	= 164,076
Adjusted Cost	= 181,668	Value Per SqFt	122.08

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	98,454		
Lot Value	65,622		
Indicated Value	164,076	122.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	164,076	122.08	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	38207	8x8		64	24.07		1,540
WODO	Wood Deck - Open	157987	10x10		100	25.63		2,563



Rogers

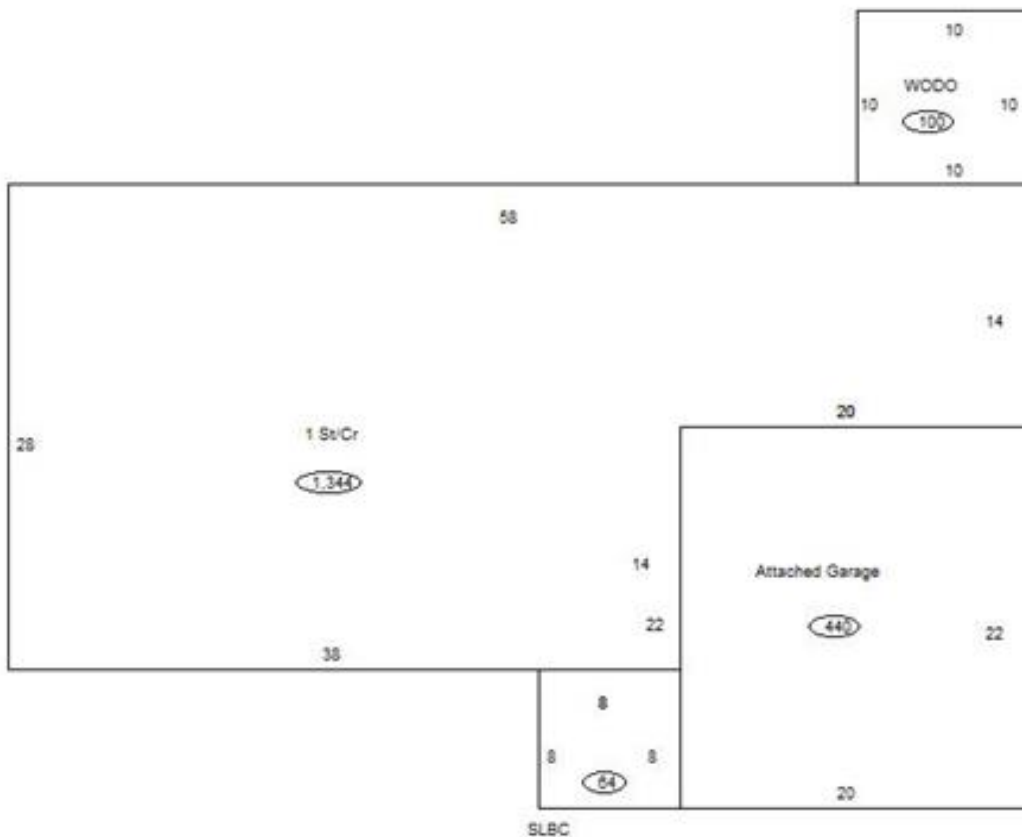
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Sketch Image

660015960



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,344	1.000	1,344
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	64	1.000	64
4	M	WODO		10	WODO	100	1.000	100
Total Building Area						1,344		1,344



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Outbuildings/Site Improvements

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