



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 07:56:22  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660016067 <b>Parcel ID</b> 000000-00-0-10395-003-0008 <b>Cadastral ID</b> 17-21-16-01200 <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> 341146 C&S FLINT PROPERTIES LLC  14415 E 510 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 01013 W 9TH ST S <b>Subdivision</b> SKYVIEW <b>Lot/Block</b> 0008 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 17 / 21 / 16 / 5 <b>Neighborhood</b> 1161 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.29944606 -95.62171442																																																																																																																									
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Lot Data		Square-Foot - NBHD 1161 #1		Primary Image				
Lot Size								
Lot Count	1							
Units Buildable	7000							
Non-Ag Acres	0.2008							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	8,746.00 x 5.50 = 48,103							
Factor Value								
Adjustments	0.6860							
Lot Value	32,999							
<b>Residential Data</b>								
Type	1 Single Family Residence							
Condition	2 - Fair							
Quality	2 - Fair							
Architecture	R3 Res Nbhd 3							
Style	100% One Story							
Exterior Wall	100% Veneer, Masonry							
Base/Total Area	1,040 / 1,040							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	1,040							
Fixture/RghIn	4 /							
Bed/F/H Bath	3 / 1.0 /							
Basement Area								
Garage Type	312 Carport - Gable Roof							
Remodel								
Year/Eff Age	1983 / 43							
<b>Cost Approach</b>								
<b>Manual : 01/2025</b>								
Base Cost	102.24	Total Misc Impr	+	1,350				
Roofing Adj	+ 4.19	Garage Cost	+	2,040				
Subfloor Adj	+ 0.00	Total RCN	=	129,802				
Heat/Cool Adj	+ 10.30	Depreciation ( 62%)	-	80,477				
Plumbing Adj	+ 4.82	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	49,325				
Adj Base Cost	= 121.55	Lot Value	+	32,999				
Total Area	x 1,040	Indicated Value	=	82,324				
Adjusted Cost	= 126,412	Value Per SqFt		79.16				
<b>GRM Approach</b>								
GRM Code								
Gross Rent	0.00							
Indicated Value								
<b>Multiple Regression</b>								
MRA Code	1 Test							
Adusted R	0.8445							
Indicated Value	108,617	104.44	Per SqFt					
<b>Direct Comparables</b>								
Selection Model	A Adam Test							
Adjustment Model	1 2022 Residential							
Comparables	8							
Indicated Value	118,380	Per SqFt						
<b>Value Reconciliation</b>								
Selected Approach	Cost Approach							
Improvements	49,325							
Lot Value	32,999							
Indicated Value	82,324	79.16	Per SqFt					
Agland Value								
Site Improvements	67							
Total Value	82,391	79.22	Total Value Per SqFt					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	38591	16x4		64	21.09		1,350



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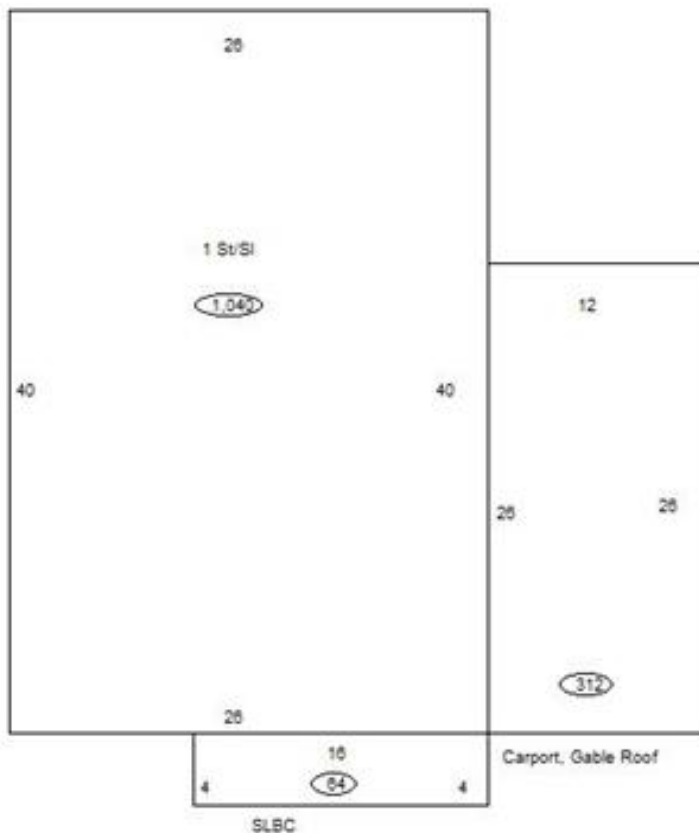
Date 04/18/2026

Time 07:56:22

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Sketch Image

660016067



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,040	1.000	1,040
2	G	3		10	Carport, Gable Roof	312	1.000	312
3	M	PRCH		10	SLBC	64	1.000	64
<b>Total Building Area</b>						<b>1,040</b>		<b>1,040</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			24
	Qual	2	Cond 3	Year	Eff Age	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x 24)		112		112	45	67