



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:57:10
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660016119 Parcel ID 000000-00-0-10225-005-0002 Cadastral ID 17-21-16-01720 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 259563 STIMSON, TERRANCE J & BONNIE J 1324 W OKLAHOMA ST CLAREMORE OK 74019-0000 Parcel Location Situs 01403 W 14TH ST S Subdivision LEEWOOD ESTATES Lot/Block 0002 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 17 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.29487374 -95.62587475 LOT 2 BLOCK 5 LEEWOOD ESTATES																																																																																																																									
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 Time 21:57:10
 Page 2

Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size			
Lot Count	1		
Units Buildable	7227		
Non-Ag Acres	0.1921		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	8,368.00 x 5.50 = 46,024		
Factor Value			
Adjustments	1.0000		
Lot Value	46,024		



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Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,928 / 2,312
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,928
Fixture/RghIn	17 /
Bed/F/H Bath	4 / 4.0 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	195,345	84.49	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	95.62	Total Misc Impr	+ 4,942				
Roofing Adj	+ 3.08	Garage Cost	+ 15,029				
Subfloor Adj	+ 0.00	Total RCN	= 293,018				
Heat/Cool Adj	+ 10.74	Depreciation (48%)	- 140,649				
Plumbing Adj	+ 8.66	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 152,369				
Adj Base Cost	= 118.10	Lot Value	+ 46,024				
Total Area	x 2,312	Indicated Value	= 198,393				
Adjusted Cost	= 273,047	Value Per SqFt	85.81				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	152,369		
Lot Value	46,024		
Indicated Value	198,393	85.81	Per SqFt
Agland Value			
Site Improvements			
Total Value	198,393	85.81	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	38774	11x5		55	24.27		1,335
PRCH	SLAB PORCH - COVERED	38775	11x5		55	24.27		1,335
PATO	SLAB PORCH - OPEN	38776	14x8		112	10.14		1,136
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Rogers

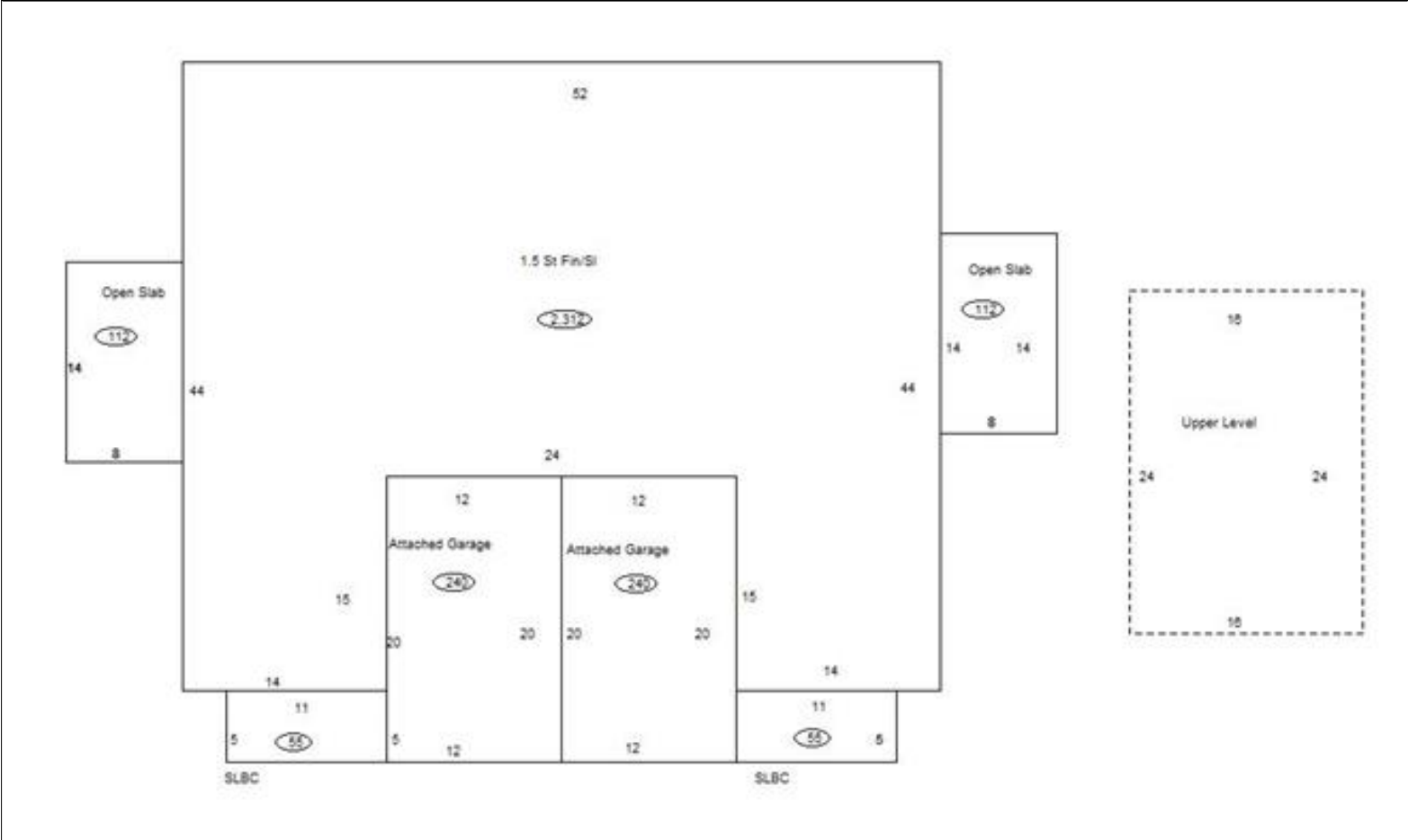
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 Page 3

Sketch Image

660016119



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,928	1.199	2,312
2	G	1		10	Attached Garage	240	1.000	240
3	M	PRCH		10	SLBC	55	1.000	55
4	M	PRCH		10	SLBC	55	1.000	55
5	M	PATO		10	Open Slab	112	1.000	112
6	M	PATO		10	Open Slab	112	1.000	112
7	U	^UL	Overhang	10	Upper Level	384	1.000	384
8	G	1		10	Attached Garage	240	1.000	240
Total Building Area						1,928		2,312