



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:26:24  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660016694 <b>Parcel ID</b> 000000-00-0-10190-001-0016 <b>Cadastral ID</b> 18-21-16-01820 <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> 73554 WOOD, PHYLLIS O  2202 FALL LN CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 02202 FALL LN <b>Subdivision</b> HOLIDAY HILLS <b>Lot/Block</b> 0016 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 18 / 21 / 16 / 5 <b>Neighborhood</b> 1170 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.30083997 -95.63553744																																																																																																																									
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Lot Data		Square-Foot - NBHD 1170 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.1957		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	52,086.00 x 1.41 = 73,438		
Factor Value			
Adjustments	1.0000		
Lot Value	73,438		



\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2023-9-6\IMG\_0020. 9/6/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	25% Veneer, Masonry 75% Frame, Siding, Vinyl
Base/Total Area	1,477 / 1,477
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	580 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1965 / 46

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	155,934	105.57	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	177,330		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	100.10	Total Misc Impr	+ 363				
Roofing Adj	+ 4.53	Garage Cost	+ 15,393				
Subfloor Adj	+ 1.17	Total RCN	= 198,180				
Heat/Cool Adj	+ 11.47	Depreciation ( 53%)	- 105,035				
Plumbing Adj	+ 6.24	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 93,145				
Adj Base Cost	= 123.51	Lot Value	+ 73,438				
Total Area	x 1,477	Indicated Value	= 166,583				
Adjusted Cost	= 182,424	Value Per SqFt	112.78				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	93,145		
Lot Value	73,438		
Indicated Value	166,583	112.78	Per SqFt
Agland Value			
Site Improvements			
Total Value	166,583	112.78	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	40014	5x3		15	24.22		363



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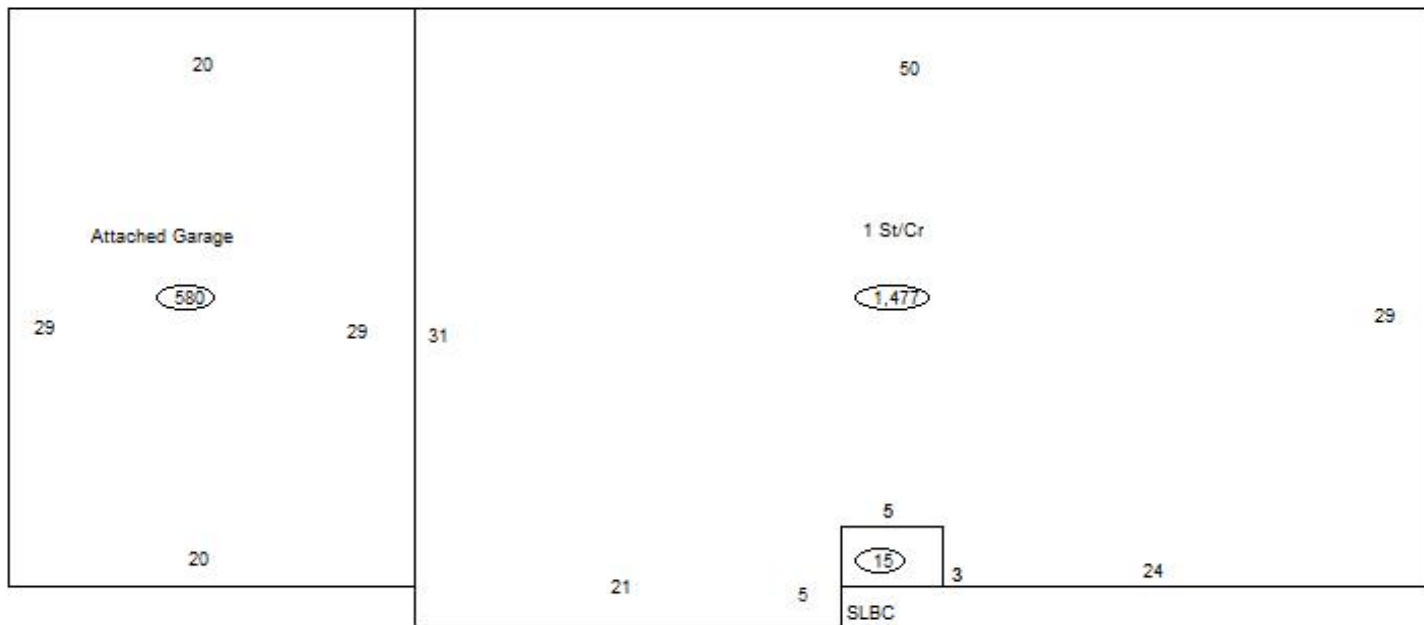
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Sketch Image

660016694



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,477	1.000	1,477
2	G	1		10	Attached Garage	580	1.000	580
3	M	PRCH		10	SLBC	15	1.000	15
<b>Total Building Area</b>						<b>1,477</b>		<b>1,477</b>