



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660016956 Parcel ID 000000-00-0-00114-003-0016 Cadastral ID 18-22-16-02010 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 202044 INGRAM, PATRICIA TRUSTEE 15611 S CANYON OAKS LN CLAREMORE OK 74017-0000 Parcel Location Situs 15611 S CANYON OAKS LN Subdivision CANYON OAKS Lot/Block 0016 / 0003 Parcel Size 2 - Lots Sec/Twn/Rng 18 / 22 / 16 / 5 Neighborhood 1151 - R-V01,4-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.38661345 -95.63985256																																																																																																																									
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Lot Data	Square-Foot - NBHD 1151 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	36000	
Non-Ag Acres	2.067	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	90,039.00 x 1.03 = 92,498	
Factor Value		
Adjustments	1.0000	
Lot Value	92,498	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,136 / 3,204
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,136
Fixture/RghIn	21 /
Bed/F/H Bath	4 / 3.5 /
Basement Area	
Garage Type	840 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-1\IMG_003 12/1/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	409,227	127.72	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	404,640		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	299,696		
Lot Value	92,498		
Indicated Value	392,194	122.41	Per SqFt
Agland Value			
Site Improvements	20,000		
Total Value	412,194	128.65	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.41	Total Misc Impr	+	17,079			
Roofing Adj	+ 3.53	Garage Cost	+	31,256			
Subfloor Adj	+ -2.27	Total RCN	=	440,729			
Heat/Cool Adj	+ 14.47	Depreciation (32%)	-	141,033			
Plumbing Adj	+ 10.33	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	299,696			
Adj Base Cost	= 122.47	Lot Value	+	92,498			
Total Area	x 3,204	Indicated Value	=	392,194			
Adjusted Cost	= 392,394	Value Per SqFt		122.41			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	40895	15x12		180	28.88		5,198
PRCH	SLAB PORCH - COVERED	40896	27x7		189	28.84		5,451



Rogers

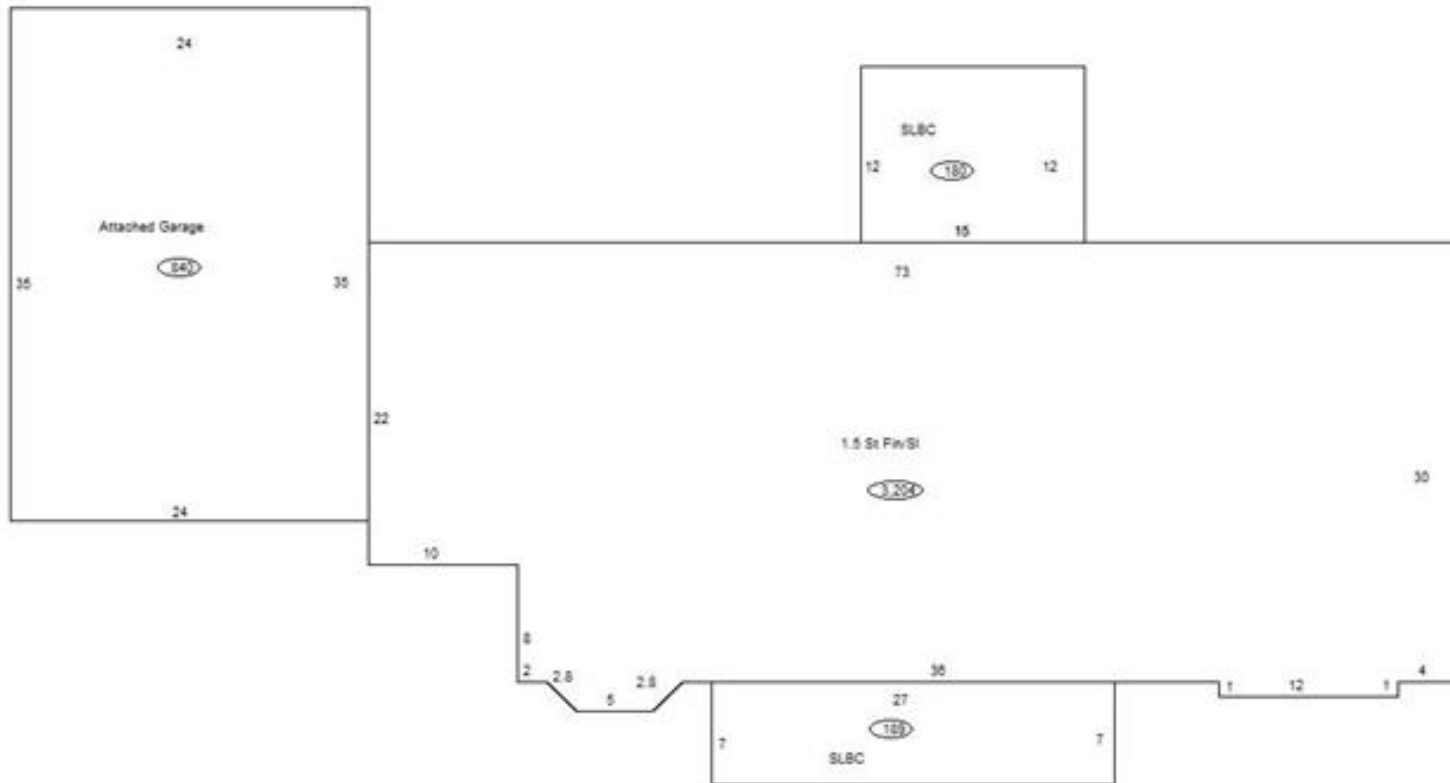
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Sketch Image

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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	2,136	1.500	3,204
2	G	1		10	Attached Garage	840	1.000	840
3	M	PRCH		10	SLBC	180	1.000	180
4	M	PRCH		10	SLBC	189	1.000	189
Total Building Area						2,136		3,204



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SV	SWIM VINYL	0x0x0			1
	Qual 3	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
Base Cost (25,000.00 x 1)		25,000	25,000	5,000	20,000	