



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:04:31  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660017536 <b>Parcel ID</b> 000000-00-0-00711-001-0002 <b>Cadastral ID</b> 19-21-16-04310 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 18 - CLAREMORE RURAL/W/O FIRE <b>Name ID</b> 273143 COOPER, SCOTT K & JILL DENISE  22434 ROSE GLEN PL CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 22434 S ROSE GLEN PL <b>Subdivision</b> ROSE GLEN AMENDED <b>Lot/Block</b> 0002 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 19 / 21 / 16 / 5 <b>Neighborhood</b> 1089 - R-V03,4-SE CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.28819778 -95.64776012 LOT 2 BLOCK 1 ROSE GLEN AMENDED																																																																																																																									
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Lot Data		Square-Foot - NBHD 1089 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.9859		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	42,946.00 x 1.40 = 60,210		
Factor Value			
Adjustments	1.0000		
Lot Value	60,210		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-9-14\IMG\_001! 9/15/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	85% Veneer, Masonry 15% Frame, Siding, Wood
Base/Total Area	2,065 / 2,716
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,065
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	506 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2001 / 19

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	294,844	108.56	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	291,190		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	93.02	Total Misc Impr	+	16,799			
Roofing Adj	+ 3.54	Garage Cost	+	16,086			
Subfloor Adj	+ -1.66	Total RCN	=	344,492			
Heat/Cool Adj	+ 12.64	Depreciation ( 22%)	-	75,788			
Plumbing Adj	+ 7.19	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	268,704			
Adj Base Cost	= 114.73	Lot Value	+	60,210			
Total Area	x 2,716	Indicated Value	=	328,914			
Adjusted Cost	= 311,607	Value Per SqFt		121.10			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	268,704		
Lot Value	60,210		
Indicated Value	328,914	121.10	Per SqFt
Agland Value			
Site Improvements			
Total Value	328,914	121.10	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	42410		240	240	26.18		6,283
PRCH	SLAB PORCH - COVERED	42411		31x6	186	26.35		4,901



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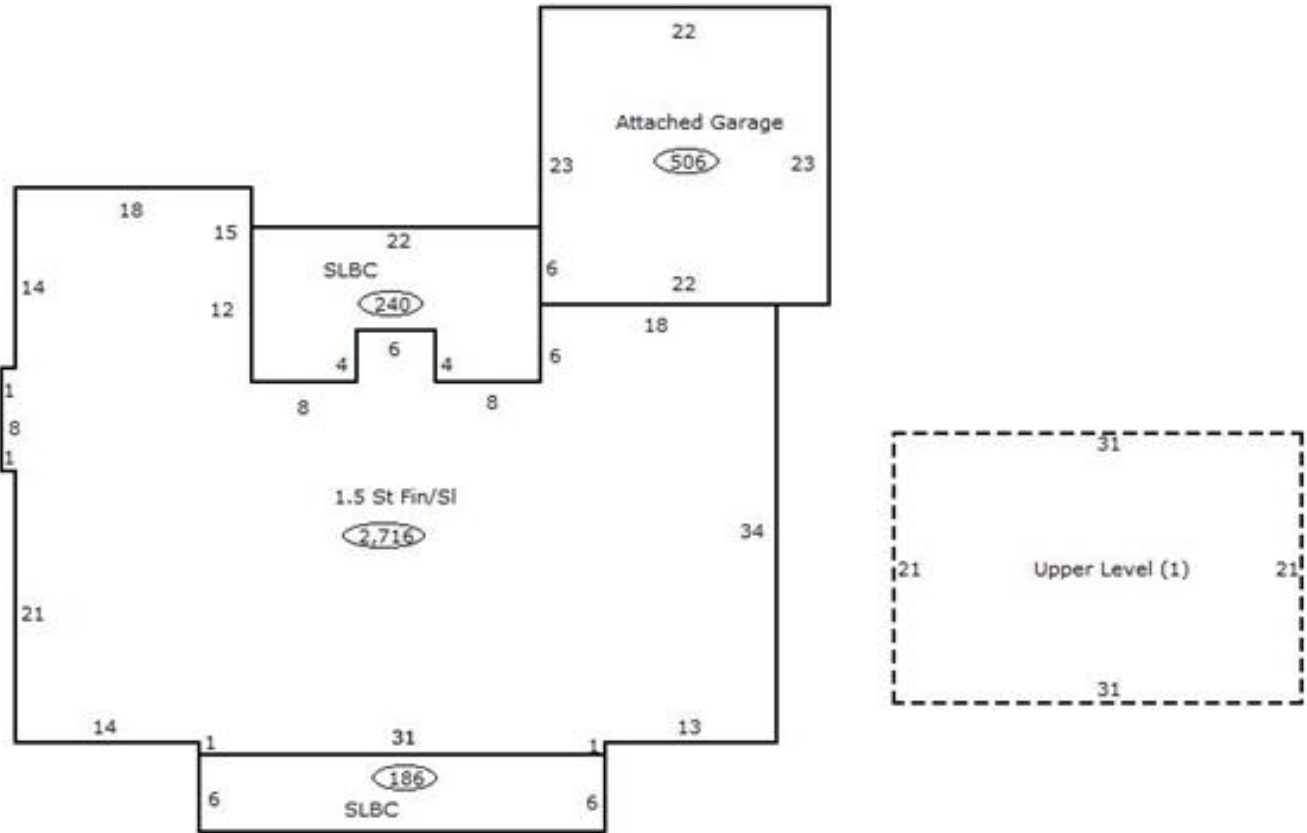
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Sketch Image

660017536



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,065	1.315	2,716
2	G	1		13	Attached Garage	506	1.000	506
3	M	PRCH		13	SLBC	240	1.000	240
4	M	PRCH		13	SLBC	186	1.000	186
5	U	^UL		13	Upper Level (1)	651	1.000	651
<b>Total Building Area</b>						2,065		2,716