



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:24:06
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Assessment Data					Primary Image																																																																																																																				
Account 660018173 Parcel ID 000000-00-0-10200-001-0010 Cadastral ID 20-21-16-01760 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 336984 ALDERMAN, JOHNNY L & ODIE CHARLENE TRUST 2216 SW QUAIL RUN CT CLAREMORE OK 74019-0000 Parcel Location Situs 02216 S QUAIL RUN CT Subdivision HUNTERS TRAIL Lot/Block 0010 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 20 / 21 / 16 / 5 Neighborhood 1166 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-9-28\IMG_003i 9/29/2023</p>																																																																																																																				
Legal Description Lat/Long: 36.28493032 -95.63183022																																																																																																																									
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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.1674		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	7,294.00 x 5.95 = 43,388		
Factor Value			
Adjustments	1.0000		
Lot Value	43,388		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-9-28\IMG_003 9/29/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	1,590 / 1,590
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,590
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	460 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	171,276	107.72	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	7
Indicated Value	197,310 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.69	Total Misc Impr	+ 11,987
Roofing Adj	+ 4.46	Garage Cost	+ 12,889
Subfloor Adj	+ -1.15	Total RCN	= 219,365
Heat/Cool Adj	+ 11.47	Depreciation (40%)	- 87,746
Plumbing Adj	+ 8.85	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 131,619
Adj Base Cost	= 122.32	Lot Value	+ 43,388
Total Area	x 1,590	Indicated Value	= 175,007
Adjusted Cost	= 194,489	Value Per SqFt	110.07

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	131,619		
Lot Value	43,388		
Indicated Value	175,007	110.07	Per SqFt
Agland Value			
Site Improvements			
Total Value	175,007	110.07	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	43743	19x5		95	23.97		2,277
PATO	SLAB PORCH - OPEN	43744	12x10		120	10.68		1,282
PRCH	SLAB PORCH - COVERED	43745	14x10		140	23.80		3,332



Rogers

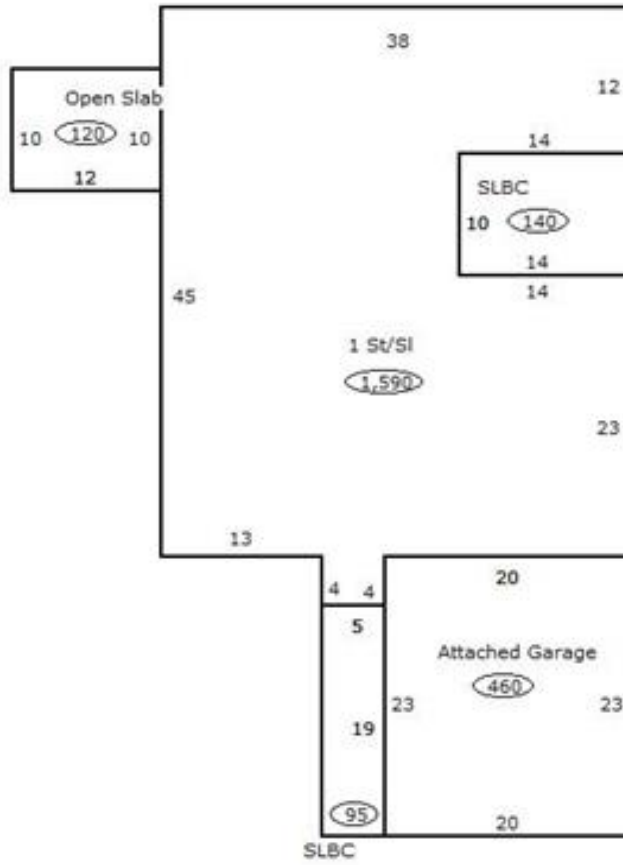
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Sketch Image

660018173



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,590	1.000	1,590
2	G	1		13	Attached Garage	460	1.000	460
3	M	PRCH		13	SLBC	95	1.000	95
4	M	PATO		13	Open Slab	120	1.000	120
5	M	PRCH		13	SLBC	140	1.000	140
Total Building Area						1,590		1,590