



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 00:32:59
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Assessment Data					Primary Image																																																																																																																				
Account 660018454 Parcel ID 22N16E-20-4-00000-000-0000 Cadastral ID 20-22-16-00500 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 38344 ANDERSON, TERESA & CLARESSA JORDAN 16800 S 4150 RD #B CLAREMORE OK 74017-0000 Parcel Location Situs 16800 S 4150 RD Subdivision Lot/Block / Parcel Size 2.5 - Acres Sec/Twn/Rng 20 / 22 / 16 / 4 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\C\Users\rln\Pictures\2019-05-02\IMG_0016.JPG 5/3/2019</p>																																																																																																																				
Legal Description Lat/Long: 36.36889940 -95.61592164 S 34' W 260' OF SE NE SE & S 64' E 400' SE NE SE & N 114' NE SE SE																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																	
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	2.5	
Non-Ag Acres	2.4152	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	105,207.00 x .69 = 72,911	
Factor Value		
Adjustments	1.0000	
Lot Value	72,911	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	728 / 728
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1942 / 84



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-12\IMG_001 12/12/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	22,839	31.37	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	100.27	Total Misc Impr	+	1,706			
Roofing Adj	+ 5.49	Garage Cost	+				
Subfloor Adj	+ 2.85	Total RCN	=	92,786			
Heat/Cool Adj	+ 9.89	Depreciation (80%)	-	74,229			
Plumbing Adj	+ 6.61	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	18,557			
Adj Base Cost	= 125.11	Lot Value	+	72,911			
Total Area	x 728	Indicated Value	=	91,468			
Adjusted Cost	= 91,080	Value Per SqFt		125.64			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	18,557		
Lot Value	72,911		
Indicated Value	91,468	125.64	Per SqFt
Agland Value			
Site Improvements			
Total Value	91,468	125.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	44864	14x6		84	20.31		1,706



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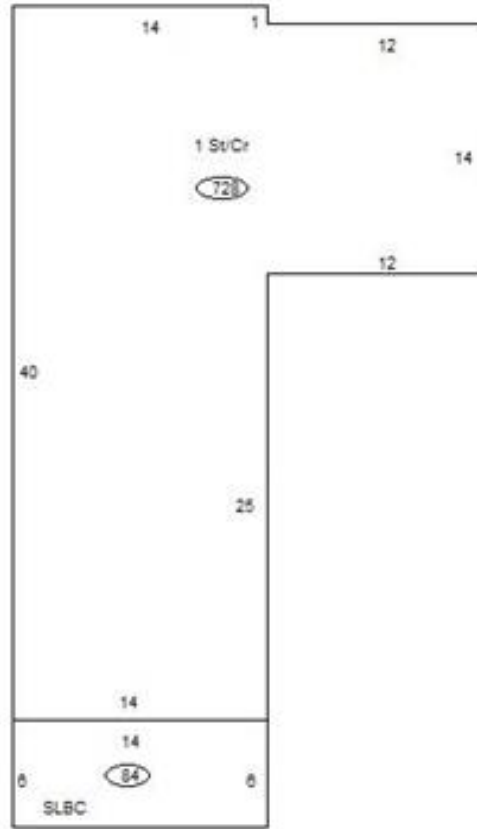
Date 04/17/2026

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Sketch Image

660018454



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	728	1.000	728
2	M	PRCH		10	SLBC	84	1.000	84
Total Building Area						728		728



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
Base Cost (16.00 x)						



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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	1
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,360 / 1,360
Style	100% One Story
HVAC	
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	1 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1947 / 59

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	48,968		
Lot Value			
Indicated Value	48,968	36.01	Per SqFt
Agland Value			
Site Improvements			
Total Value	48,968	36.01	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	87.81	Total Misc Impr	+ 6,840
Roofing Adj	+ 4.66	Garage Cost	+ 0
Subfloor Adj	+ 2.30	Total RCN	= 144,023
Heat/Cool Adj	+ 0.00	Depreciation (66%)	- 95,055
Plumbing Adj	+ 6.10	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 48,968
Adj Base Cost	= 100.87	Lot Value	+ 0
Total Area	x 1,360	Indicated Value	= 48,968
Adjusted Cost	= 137,183	Value Per SqFt	36.01

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	44866	18x6		108	20.95		2,263



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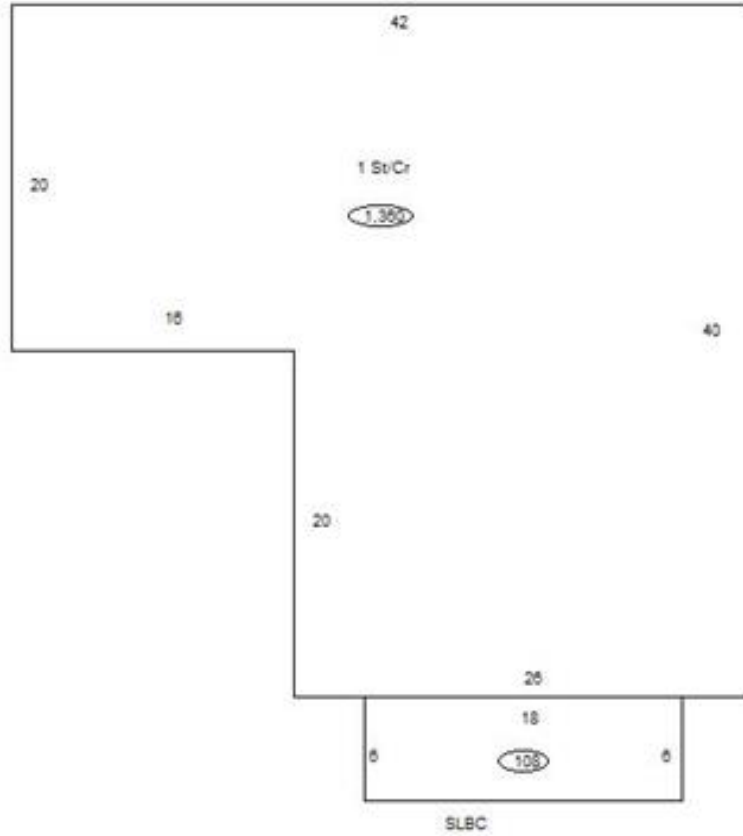
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Sketch Image

660018454



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2	M	PRCH		10	SLBC	108	1.000	108
Total Building Area						1,360		1,360