



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 06:50:16
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Assessment Data					Primary Image																																																																																																																				
Account 660018617 Parcel ID 23N17E-20-3-00000-000-0000 Cadastral ID 20-23-17-02600 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 70 - FOYIL RURAL/FOYIL FIRE Name ID 349593 CLINTON, COLLEEN 10750 S 4203 RD CLAREMORE OK 74017-0000 Parcel Location Situs 10750 S 4203 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 20 / 23 / 17 / 3 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S007 - FOYIL SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.45504782 -95.52186023																																																																																																																									
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Lot Data		Square-Foot - NBHD 4070 #1		Primary Image	
Lot Size				<p>\\tsclient\C\Users\Randy Necessary\Pictures\2020-09-18\IMG_004! 9/22/2020</p>	
Lot Count					
Units Buildable	10				
Non-Ag Acres	10.029				
Topography					
Street Access					
Utilities					
Amenities	LAND QUALITY	0	0		
Method	Square-Foot				
Base Lot Value	436,864.00 x .30 = 130,996				
Factor Value					
Adjustments	1.0000				
Lot Value	130,996				
Residential Data					
Type	1 Single Family Residence				
Condition	1 - Low				
Quality	2 - Fair				
Architecture	TRAD TRADITIONAL				
Style	100% One Story				
Exterior Wall	100% Veneer, Stone				
Base/Total Area	1,064 / 1,064				
Style	100% One Story				
HVAC	3 Wall Air Conditioners (Count)				
Roof Cover	1 Composition Shingle				
Area on Slab	0				
Fixture/RghIn	5 /				
Bed/F/H Bath	3 / 1.0 /				
Basement Area					
Garage Type					
Remodel					
Year/Eff Age	1940 / 120				
Cost Approach		Manual : 01/2025			
Base Cost	107.71	Total Misc Impr	+	3,235	
Roofing Adj	+ 4.16	Garage Cost	+		
Subfloor Adj	+ 2.43	Total RCN	=	130,958	
Heat/Cool Adj	+ 0.00	Depreciation (80%)	-	104,766	
Plumbing Adj	+ 5.74	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	26,192	
Adj Base Cost	= 120.04	Lot Value	+	130,996	
Total Area	x 1,064	Indicated Value	=	157,188	
Adjusted Cost	= 127,723	Value Per SqFt		147.73	
GRM Approach					
GRM Code					
Gross Rent					0.00
Indicated Value					
Multiple Regression					
MRA Code	1 Test				
Adusted R	0.8445				
Indicated Value	46,863	44.04	Per SqFt		
Direct Comparables					
Selection Model	1 Res				
Adjustment Model	A2 AO Test				
Comparables					
Indicated Value					
Value Reconciliation					
Selected Approach	Cost Approach				
Improvements	26,192				
Lot Value	130,996				
Indicated Value	157,188	147.73	Per SqFt		
Agland Value					
Site Improvements					
Total Value	157,188	147.73	Total Value Per SqFt		

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	45297	22x12		264	8.45		2,231
PATO	SLAB PORCH - OPEN	45298	14x7		98	10.24		1,004



Rogers

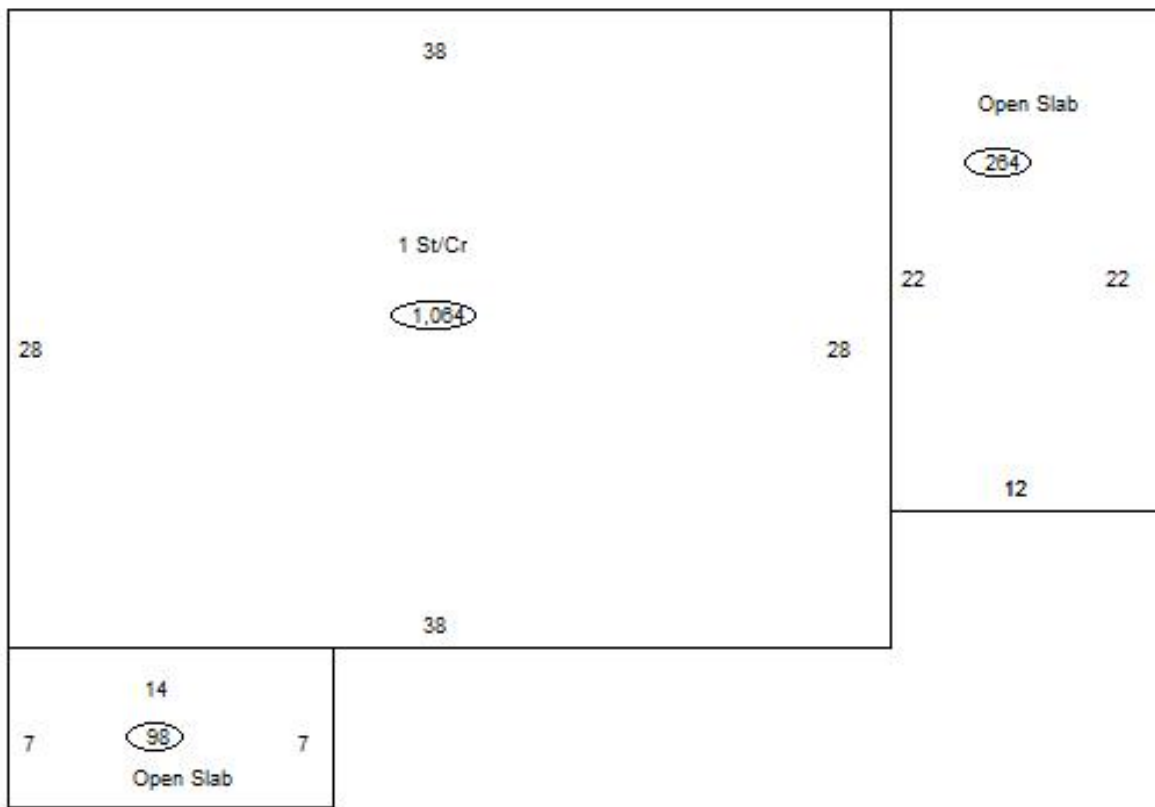
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,064	1.000	1,064
2	M	PATO		10	Open Slab	264	1.000	264
3	M	PATO		10	Open Slab	98	1.000	98
Total Building Area						1,064		1,064



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF Qual 2	STG FAIR Cond	0x0x0 Year		Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				
	CP Qual	CARPORT DIRT Cond	0x0x0 Year		Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (3.50 x)				
	STF Qual 2	STG FAIR Cond	0x0x0 Year		Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				