




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 660019399 Parcel ID 22N15E-22-4-00000-000-0000 Cadastral ID 22-22-15-00300 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 196524 MASSEY, JACKIE RAY & PAMELA L 16500 S 4110 RD CLAREMORE OK 74017-0000 Parcel Location Situs 16500 S 4110 RD Subdivision Lot/Block / Parcel Size 28.3 - Acres Sec/Twn/Rng 22 / 22 / 15 / 4 Neighborhood 6020 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					 <p>C:\Users\RLN\Pictures\2018-03-16 03-16-18\03-16-18 027.JPG 3/16/2018</p>																																																																																																															
Legal Description Lat/Long: 36.36914646 -95.68935891 S2 NE SE & TR BEG AT NW/C SE SE; E 429', S 9-14 W ALG BLUFF TO A PT ON S/L SE SE; W 214.5' TO SW/C SE SE; N TO POB																																																																																																																				
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,266 / 1,266
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,266
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	534 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

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	

Cost Approach				Manual : 01/2025	
Base Cost	106.50	Total Misc Impr	+	3,656	
Roofing Adj	+ 4.49	Garage Cost	+	14,450	
Subfloor Adj	+ -1.15	Total RCN	=	185,762	
Heat/Cool Adj	+ 11.47	Depreciation (40%)	-	74,305	
Plumbing Adj	+ 11.12	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	111,457	
Adj Base Cost	= 132.43	Lot Value	+		
Total Area	x 1,266	Indicated Value	=	111,457	
Adjusted Cost	= 167,656	Value Per SqFt		88.04	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	111,457		
Lot Value			
Indicated Value	111,457	88.04	Per SqFt
Agland Value	3,392		
Site Improvements	36,343		
Total Value	151,192	119.42	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	47150	22x7		154	23.74	3,656



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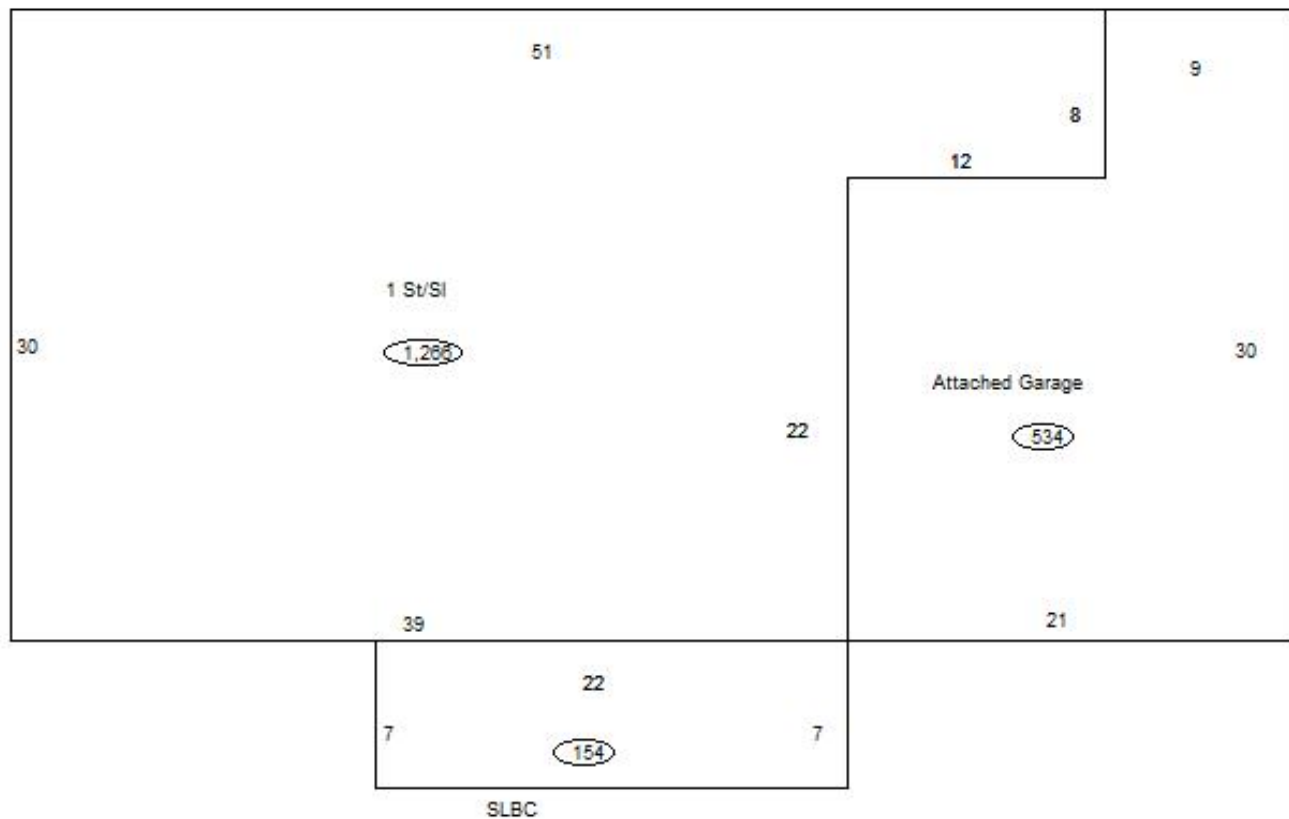
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,266	1.000	1,266
2	G	1		10	Attached Garage	534	1.000	534
3	M	PRCH		10	SLBC	154	1.000	154
Total Building Area						1,266		1,266



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	30x20x0			600	
	Qual	3	Cond 3	Year 2016	Eff Age 8		
	Valuation Summary		Modifier Total		RCN	Depr (33% Phys/ % Func)	RCNLD
	Base Cost (12.32 x 600)		7,392		7,392	2,439	4,953
	UTIL	SHOP BUILDING	0x0x0			1,600	
	Qual	2	Cond 3	Year 2006	Eff Age 15		
	Valuation Summary		Modifier Total		RCN	Depr (34% Phys/ % Func)	RCNLD
	Base Cost (28.35 x 1,600)		45,360		45,360	15,422	29,938
	LNT0	LEAN-TO	0x0x0			400	
	Qual	3	Cond 3	Year 2006	Eff Age 15		
	Valuation Summary		Modifier Total		RCN	Depr (58% Phys/ % Func)	RCNLD
	Base Cost (8.64 x 400)		3,456		3,456	2,004	1,452



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
RS	ROUGH STONY LAND	TMBR	20		0	9.300	36	36	335	335
SO	SOGN SOILS	TMBR	15		0	6.000	27	27	162	162
SUB	SUMMIT SILTY CLAY LOAM 1-	TMBR	78		0	1.000	140	140	140	140
TMBR Totals						16.300			637	637
SUB	SUMMIT SILTY CLAY LOAM 1-	IMP PST	78		0	8.000	218	218	1,747	1,747
VE	VERDIGRIS CLAY LOAM	IMP PST	90		0	4.000	252	252	1,008	1,008
IMP PST Totals						12.000			2,755	2,755
Total Agland						28.300			3,392	3,392