



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:52:47
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660020547 Parcel ID 22N15E-24-4-00000-000-0000 Cadastral ID 24-22-15-01900 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 270442 LUCE, CHRISTOPHER & LISA L 9706 E 445 RD CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 09706 E 445 RD Subdivision Lot/Block / Parcel Size 1 - Acres Sec/Twn/Rng 24 / 22 / 15 / 4 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.37197510 -95.65556621 BEG: NE/C NW SE; S 99' TO POB; W 208.7'; S 208.7', E 208.7' N 208.7' TO POB					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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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 Time 21:52:47
 Page 2

Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.9897	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,110.00 x 1.02 = 43,972	
Factor Value		
Adjustments	1.0000	
Lot Value	43,972	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,666 / 1,666
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,666
Fixture/RghIn	4 /
Bed/F/H Bath	4 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1978 / 36



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	133,734	80.27	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	107.76	Total Misc Impr	+	8,710	
Roofing Adj	+ 4.33	Garage Cost	+		
Subfloor Adj	+ -1.15	Total RCN	=	218,226	
Heat/Cool Adj	+ 11.47	Depreciation (45%)	-	98,202	
Plumbing Adj	+ 3.35	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	120,024	
Adj Base Cost	= 125.76	Lot Value	+	43,972	
Total Area	x 1,666	Indicated Value	=	163,996	
Adjusted Cost	= 209,516	Value Per SqFt		98.44	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	120,024		
Lot Value	43,972		
Indicated Value	163,996	98.44	Per SqFt
Agland Value			
Site Improvements	6,680		
Total Value	170,676	102.45	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	50502		70	70	24.05		1,684
PATO	SLAB PORCH - OPEN	50503	16x12		192	10.05		1,930



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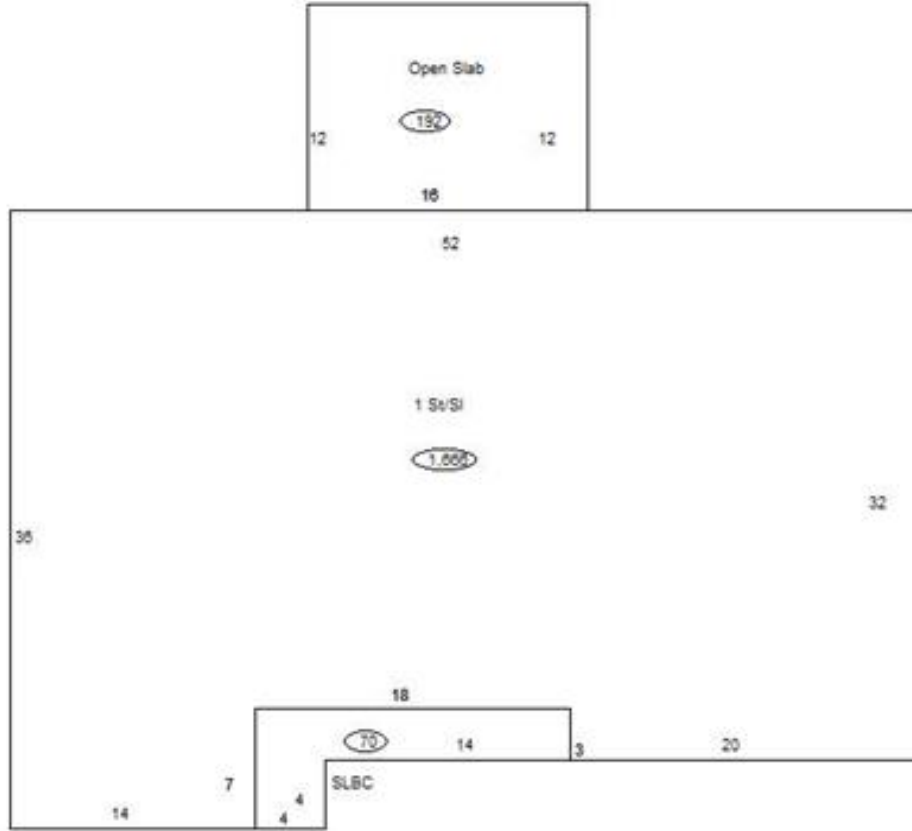
Date 04/16/2026

Time 21:52:47

Page 3

Sketch Image

660020547



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,666	1.000	1,666
2	M	PRCH		10	SLBC	70	1.000	70
3	M	PATO		10	Open Slab	192	1.000	192
Total Building Area						1,666		1,666



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Date 04/16/2026
 Time 21:52:48
 Page 4

660020547

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary Base Cost (4.68 x)		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	GA	GAZEBO AVG	0x0x0			1
	Qual	2 Cond 2	Year	Eff Age		
	Valuation Summary Base Cost (8,350.00 x 1)		Modifier Total 8,350	RCN 8,350	Depr (20% Phys/ % Func) 1,670	RCNLD 6,680