



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 660022269 Parcel ID 22N16E-26-4-00000-000-0000 Cadastral ID 26-22-16-01400 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 307799 ROSEBROUGH, KYLE R & KELLI D 14911 E 460 RD CLAREMORE OK 74017-0000 Parcel Location Situs 14911 E 460 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 26 / 22 / 16 / 4 Neighborhood 2116 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.35172069 -95.56215052																																																																																																																									
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Lot Data	Square-Foot - NBHD 2116 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments	0.0000	
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,312 / 1,672
Style	100% 1 1/2 Story Finished
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1959 / 50



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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	150,554	90.04	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	96.35	Total Misc Impr	+	11,432			
Roofing Adj	+ 3.65	Garage Cost	+	12,487			
Subfloor Adj	+ 0.95	Total RCN	=	204,545			
Heat/Cool Adj	+ 0.84	Depreciation (57%)	-	116,591			
Plumbing Adj	+ 6.24	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	87,954			
Adj Base Cost	= 108.03	Lot Value	+				
Total Area	x 1,672	Indicated Value	=	87,954			
Adjusted Cost	= 180,626	Value Per SqFt		52.60			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	87,954		
Lot Value			
Indicated Value	87,954	52.60	Per SqFt
Agland Value	1,491		
Site Improvements			
Total Value	89,445	53.50	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	54497	21x9		189	23.61		4,462
PRCH	SLAB PORCH - COVERED	54498	13x6		78	24.02		1,874



Rogers

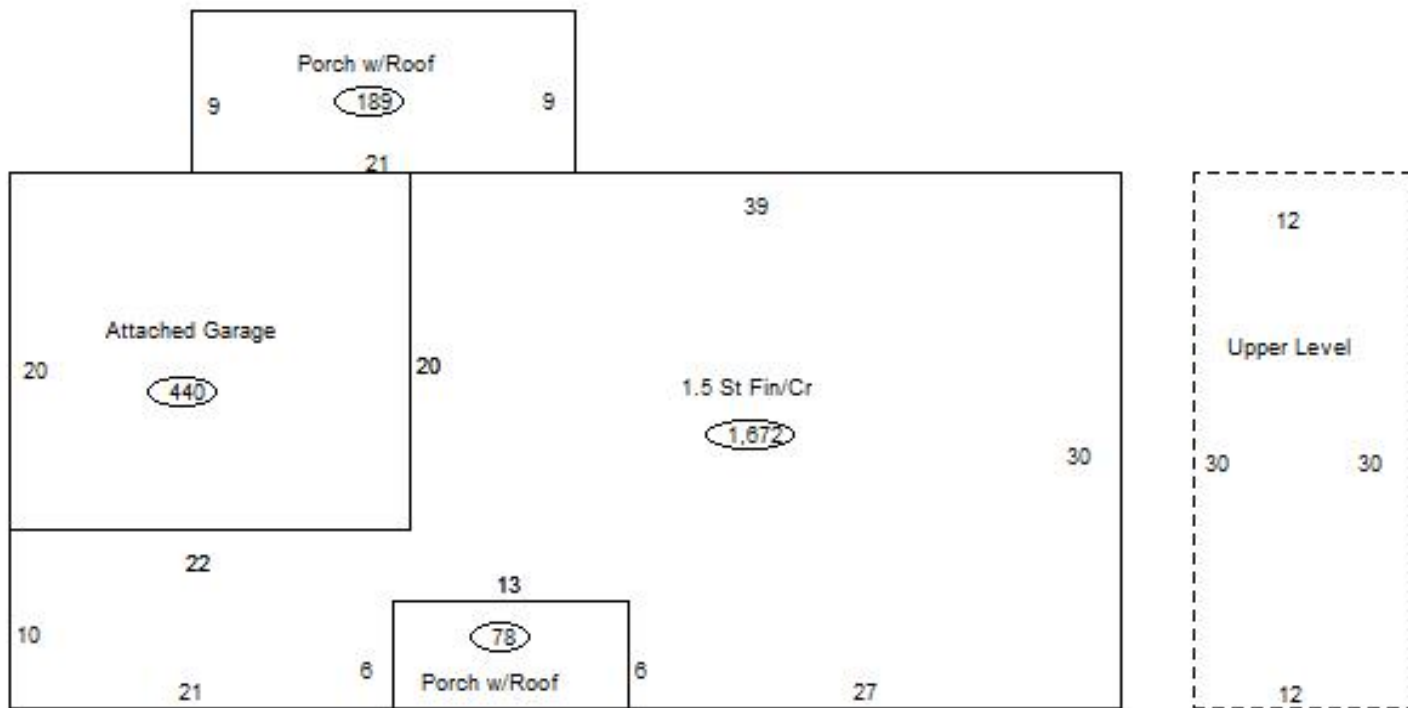
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,312	1.274	1,672
2	G	1		13	Attached Garage	440	1.000	440
3	M	PRCH		13	SLBC	189	1.000	189
4	M	PRCH		13	SLBC	78	1.000	78
5	U	^UL	Overhang	13	Upper Level	360	1.000	360
Total Building Area						1,312		1,672



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	BARN	BARN	0x0x0			
	Qual		Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (11.51 x)					



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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
BC	BATES-COLLINSVILLE COMPLE	IMP PST	51			7.500	143	143	1,071	1,071
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			2.500	168	168	420	420
IMP PST Totals						10.000			1,491	1,491
Total Agland						10.000			1,491	1,491