



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:01:14
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660022316 Parcel ID 000000-00-0-00843-001-0003 Cadastral ID 26-22-16-03770 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 292096 WHITE, JASON L & ROBI M 14871 CEDAR DR CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 14871 E CEDAR DR Subdivision TWIN CEDAR ESTATES II Lot/Block 0003 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 26 / 22 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.35580444 -95.56241748 LOT 3 BLOCK 1 TWIN CEDAR ESTATES 2					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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Date 04/16/2026
Time 23:01:15
Page 2

Lot Data	Square-Foot - NBHD 1029 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.1372 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 49,538.00 x 1.39 = 68,628 Factor Value Adjustments 1.0000 Lot Value 68,628		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Vinyl
Base/Total Area	786 / 1,862
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	786
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	564 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1991 / 26



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-1-4\IMG_0021. 1/4/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	225,362	121.03	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	238,900 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	90.98	Total Misc Impr	+ 11,004				
Roofing Adj	+ 2.50	Garage Cost	+ 17,501				
Subfloor Adj	+ -1.19	Total RCN	= 243,417				
Heat/Cool Adj	+ 12.64	Depreciation (32%)	- 77,893				
Plumbing Adj	+ 10.49	Lump Sums	+ 11,549				
Basement Adj	+ 0.00	RCNLD	= 177,073				
Adj Base Cost	= 115.42	Lot Value	+ 68,628				
Total Area	x 1,862	Indicated Value	= 245,701				
Adjusted Cost	= 214,912	Value Per SqFt	131.96				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	177,073		
Lot Value	68,628		
Indicated Value	245,701	131.96	Per SqFt
Agland Value			
Site Improvements			
Total Value	245,701	131.96	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	54657		205	205	26.29		5,389
WODC	WOOD DECK - COVERED	54658		389	389	29.69		11,549



Rogers

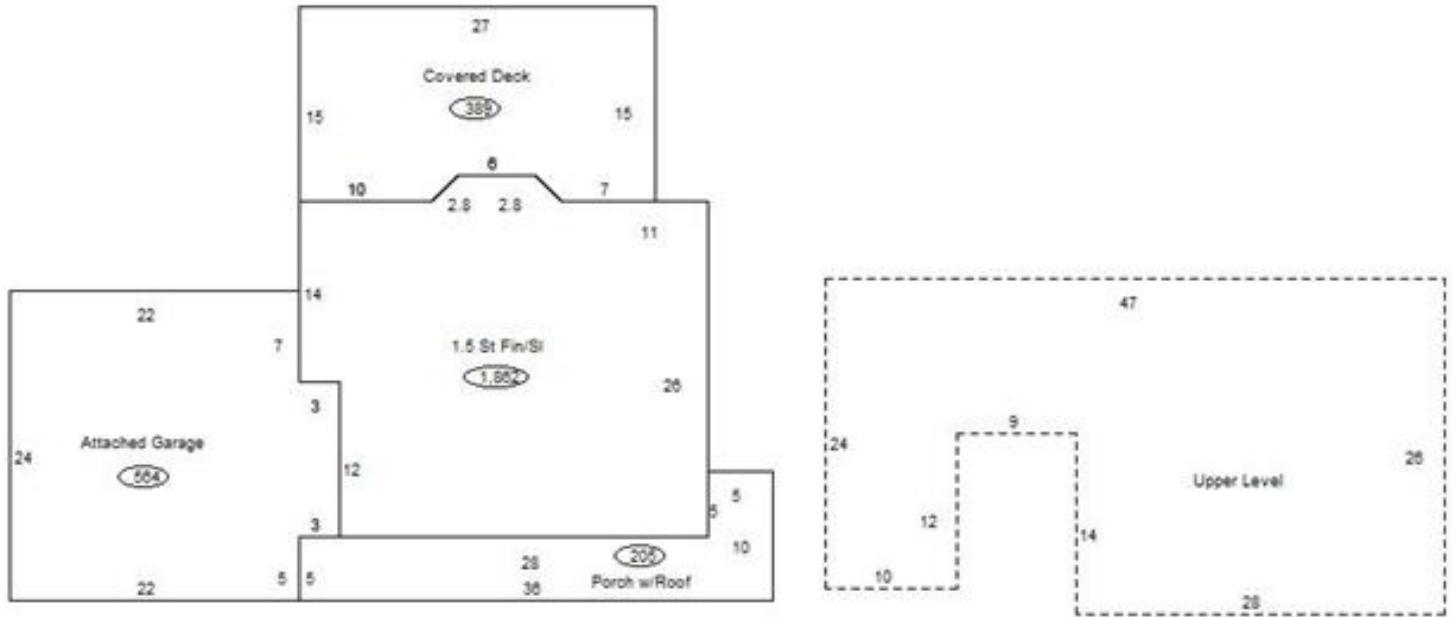
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Date 04/16/2026
 Time 23:01:15
 Page 3

Sketch Image

660022316



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	786	2.369	1,862
2	G	1		13	Attached Garage	564	1.000	564
3	M	PRCH		13	SLBC	205	1.000	205
4	M	WODC		13	WODC	389	1.000	389
5	U	^UL	Overhang	13	Upper Level	1,076	1.000	1,076
Total Building Area						786		1,862



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Page 4

660022316

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)						