



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 660022343 Parcel ID 22N17E-26-3-00000-000-0000 Cadastral ID 26-22-17-00600 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 345689 FOSTER, SCOTT A II & LISA LEE FOSTER 17923 S 4230 RD CLAREMORE OK 74017-0000 Parcel Location Situs 17923 S 4230 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 26 / 22 / 17 / 3 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.35350488 -95.47026171																																																																																																																									
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Units Buildable - FOYIL SEQUOYAH AREA (UNITS BUILDABLE)

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

Primary Image



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-1' 11/20/2020

Residential Data

Type 1 Single Family Residence
Condition 3 - Average
Quality 3.5 - Average
Architecture TRAD TRADITIONAL
Style 100% One Story
Exterior Wall 100% Veneer, Masonry
Base/Total Area 2,578 / 2,578
Style 100% One Story
HVAC 100% Warmed & Cooled Air
Roof Cover 1 Composition Shingle
Area on Slab 2,578
Fixture/RghIn 14 /
Bed/F/H Bath 4 / 3.0 /
Basement Area
Garage Type 969 Attached Garage - Finished
Remodel
Year/Eff Age 2013 / 10

GRM Approach

GRM Code
Gross Rent 0.00
Indicated Value

Multiple Regression

MRA Code
Adusted R
Indicated Value

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	366,863		
Lot Value			
Indicated Value	366,863	142.31	Per SqFt
Agland Value	516		
Site Improvements	36,356		
Total Value	403,735	156.61	Total Value Per SqFt

Cost Approach

Manual : 01/2025

Base Cost	108.25	Total Misc Impr	+	19,120
Roofing Adj	+ 5.14	Garage Cost	+	45,194
Subfloor Adj	+ -3.36	Total RCN	=	407,626
Heat/Cool Adj	+ 14.47	Depreciation (10%)	-	40,763
Plumbing Adj	+ 8.67	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	366,863
Adj Base Cost	= 133.17	Lot Value	+	
Total Area	x 2,578	Indicated Value	=	366,863
Adjusted Cost	= 343,312	Value Per SqFt		142.31

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	118615	26x7		182	28.87		5,254
PRCH	SLAB PORCH - COVERED	118616	260		260	28.60		7,436
FPR1	Fireplace - Residential 1 Story			1	1	6,429.63		6,430



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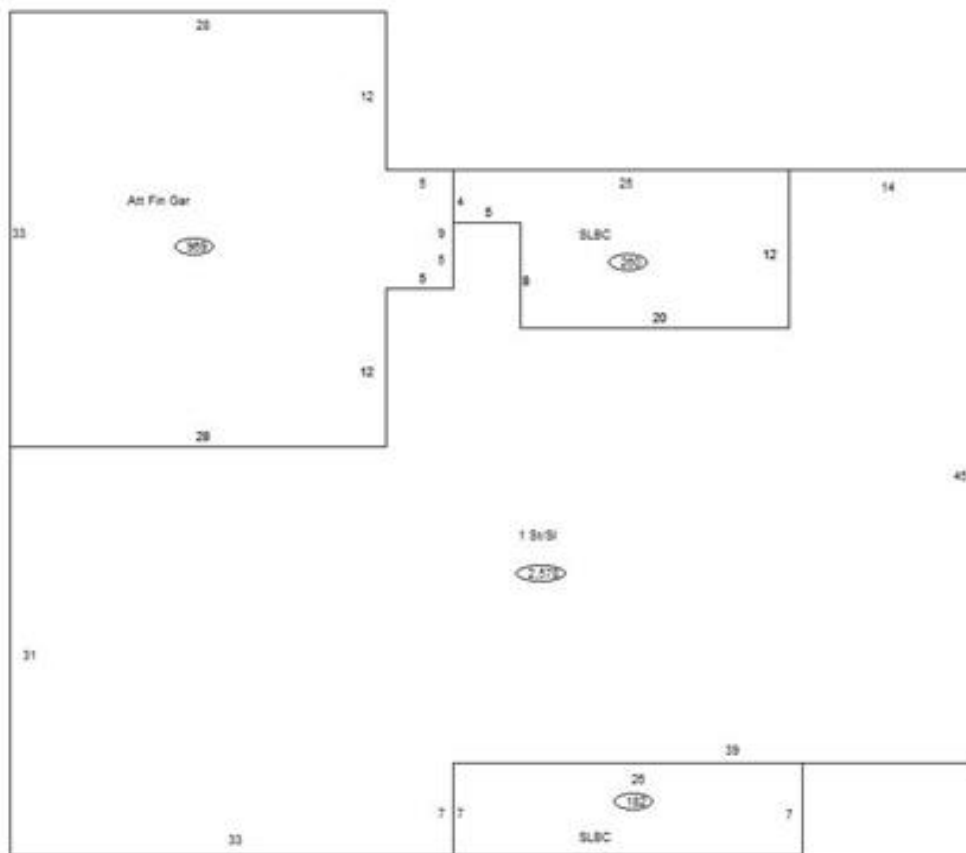
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Sketch Image

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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	2,578	1.000	2,578
2	G	5		10	Att Fin Gar	969	1.000	969
3	M	PRCH		10	SLBC	182	1.000	182
4	M	PRCH		10	SLBC	260	1.000	260
Total Building Area						2,578		2,578



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNGP BARN		44x48x16	Dirt	Formed Metal	2,112
	Qual 3	Cond 3	Year 2014	Eff Age 9		
Valuation Summary		Modifier Total		RCN	Depr (17% Phys/ % Func)	RCNLD
Base Cost (20.74 x 2,112)		43,803		43,803	7,447	36,356



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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
HC	HECTOR STONY SANDY LOAM	TMBR	20		0	6.000	36	36	216	216
TMBR Totals						6.000			216	216
HC	HECTOR STONY SANDY LOAM	NTV PST	20		0	1.000	48	48	48	48
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35		0	3.000	84	84	252	252
NTV PST Totals						4.000			300	300
Total Agland						10.000			516	516