



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 00:42:58  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660023023 <b>Parcel ID</b> 21N16E-27-1-00000-000-0000 <b>Cadastral ID</b> 27-21-16-01900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 273111 WASHINGTON, SHERRI  13956 E 510 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 13956 E 510 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 10.21 - Acres <b>Sec/Twn/Rng</b> 27 / 21 / 16 / 1 <b>Neighborhood</b> 2116 - UNPLATTED <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (137)\IMG_0001.JPG 1/26/2023</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.27653952 -95.57979843 NE NE E OF RY, LESS N 209', E 209' NE NE, & LESS TR BEG: 408' W NE/C NE, S 209', W 153' S 601.24', N 43-07 W 1118.22' ALG RR ROW TO N/L NE, E 919.48 TO POB																																																																																																																									
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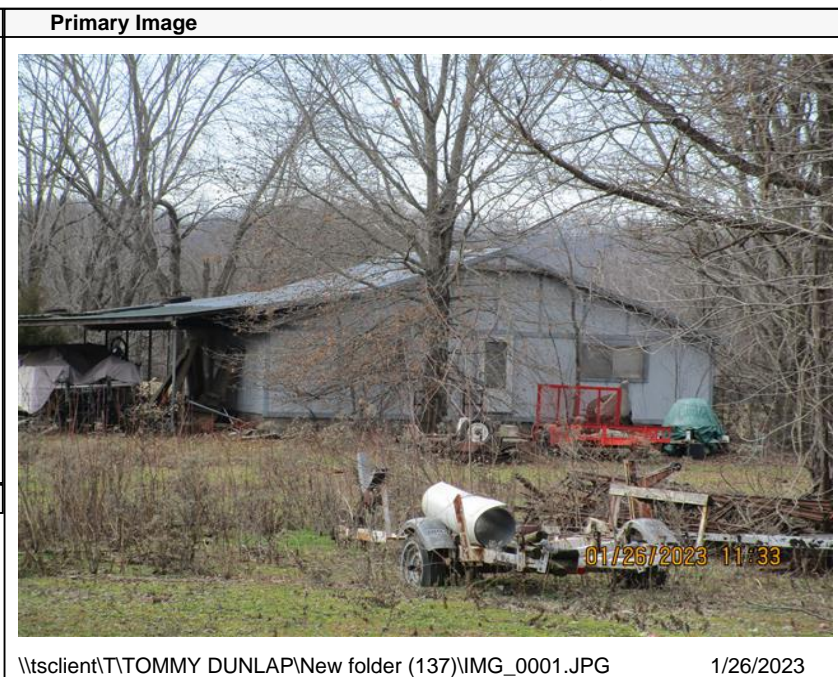
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Lot Data		Square-Foot - NBHD 2116 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	12.6093		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	549,259.00 x .27 = 149,927		
Factor Value			
Adjustments	1.0000		
Lot Value	149,927		



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Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	960 / 960
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	2 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1985 / 57

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	71,467 74.44 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	39,076
Lot Value	149,927
Indicated Value	189,003 196.88 Per SqFt
Agland Value	
Site Improvements	4,518
Total Value	193,521 201.58 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	89.38	Total Misc Impr	+ 2,110
Roofing Adj	+ 4.11	Garage Cost	+ 0
Subfloor Adj	+ 2.44	Total RCN	= 111,646
Heat/Cool Adj	+ 9.89	Depreciation ( 65%)	- 72,570
Plumbing Adj	+ 8.28	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 39,076
Adj Base Cost	= 114.10	Lot Value	+ 149,927
Total Area	x 960	Indicated Value	= 189,003
Adjusted Cost	= 109,536	Value Per SqFt	196.88

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
LTP	LEAN-TO PORCH	125771	30x24		720	2.93		2,110



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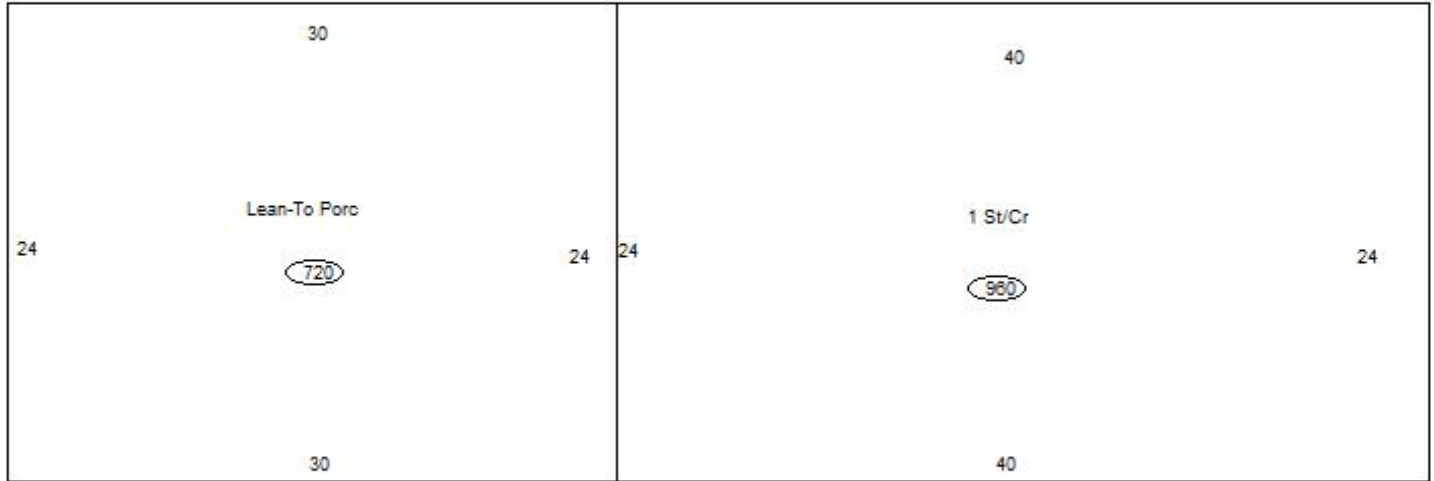
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### Sketch Image

660023023



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	960	1.000	960
2	M	LTP		10	Lean-To Porc	720	1.000	720
<b>Total Building Area</b>						960		960



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN BARN Qual 3	Cond 3	Year	0x0x0	Eff Age	660
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (10.48 x 660)		6,917		6,917	6,917	
	BARN BARN Qual 3	Cond 3	Year	0x0x0	Eff Age	288
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (10.48 x 288)		3,018		3,018	3,018	
	HS HAY SHED Qual 3	Cond 3	Year	0x0x0	Eff Age	240
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x 240)		1,123		1,123	1,123	
	HS HAY SHED Qual 3	Cond 3	Year	0x0x0	Eff Age	360
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x 360)		1,685		1,685	1,685	
	GRDT GARAGE - DETACHED Qual 3	Cond 3	Year	10x30x0	Eff Age 1520	300
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (33.67 x 300)		10,101		10,101	10,101	
	STF STG FAIR Qual 2	Cond	Year	30x10x0	Eff Age	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x )						
	LNT0 Lean To - Attached Qual 2	Cond 2	Year	30x20x0	Eff Age 2026	600
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (7.53 x 600)		4,518		4,518		4,518