



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:58:28
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660023186 Parcel ID 22N16E-27-1-00000-000-0000 Cadastral ID 27-22-16-01000 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 337573 PEREZ, JONATAN MARTINEZ & YORDALIZ HERNANDEZ 17090 S 4170 RD CLAREMORE OK 74017-0000 Parcel Location Situs 17090 S 4170 RD Subdivision Lot/Block / Parcel Size 1.16 - Acres Sec/Twn/Rng 27 / 22 / 16 / 1 Neighborhood 2116 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.36387485 -95.57931800																																																																																																																									
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Lot Data	Square-Foot - NBHD 2116 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.1596 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 50,513.00 x .82 = 41,392 Factor Value Adjustments 1.0000 Lot Value 41,392		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,374 / 1,374
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1961 / 49



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-1-20\IMG_001! 1/20/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	111,394	81.07	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	117.18	Total Misc Impr	+	9,112	
Roofing Adj	+ 4.87	Garage Cost	+		
Subfloor Adj	+ 0.00	Total RCN	=	196,745	
Heat/Cool Adj	+ 6.14	Depreciation (54%)	-	106,242	
Plumbing Adj	+ 8.37	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	90,503	
Adj Base Cost	= 136.56	Lot Value	+	41,392	
Total Area	x 1,374	Indicated Value	=	131,895	
Adjusted Cost	= 187,633	Value Per SqFt		95.99	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	90,503		
Lot Value	41,392		
Indicated Value	131,895	95.99	Per SqFt
Agland Value			
Site Improvements			
Total Value	131,895	95.99	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	57210	7x6		42	26.80		1,126
PATO	SLAB PORCH - OPEN	57211	20x12		240	9.88		2,371
SHLT	STORM SHELTER			1	2019	1	0.00	



Rogers

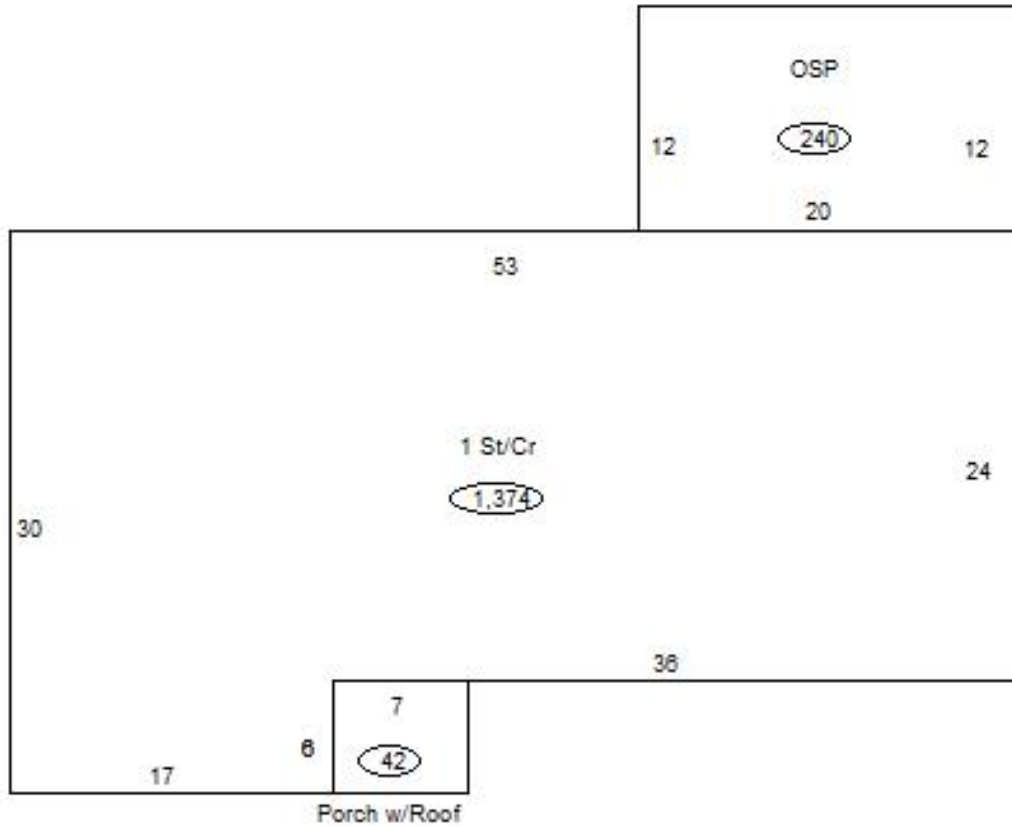
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,374	1.000	1,374
2	M	PRCH		13	SLBC	42	1.000	42
3	M	PATO		13	Open Slab	240	1.000	240
Total Building Area						1,374		1,374



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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)				