



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660023220 <b>Parcel ID</b> 22N17E-27-4-00000-000-0000 <b>Cadastral ID</b> 27-22-17-01000 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 94 - SEQUOYAH/TRI-DISTRICT FI <b>Name ID</b> 282531 DEAL, ROBERT S &  SANDRA K 17900 S 4230 RD CLAREMORE OK 74017-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 17900 S 4230 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 20.02 - Acres <b>Sec/Twn/Rng</b> 27 / 22 / 17 / 4 <b>Neighborhood</b> 4070 - FOYIL SEQUOYAH AREA <b>School District</b> S006 - SEQUOYAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.35532592 -95.47583990 SW NE SE & SE NW SE					<b>Building Permits</b> <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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<b>Units Buildable - FOYIL SEQUOYAH AREA (UNITS BUILDABLE)</b>	
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	



660023220\_001.JPG 12/12/2024

<b>Residential Data</b>	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	MTL METAL HOME
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	2,968 / 4,568
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,968
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	1,200 Detached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

<b>GRM Approach</b>	
GRM Code	
Gross Rent	0.00
Indicated Value	

<b>Multiple Regression</b>	
MRA Code	
Adusted R	
Indicated Value	

<b>Direct Comparables</b>	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

<b>Cost Approach</b>		<b>Manual : 01/2025</b>	
Base Cost	87.76	Total Misc Impr	+ 33,095
Roofing Adj	+ 4.23	Garage Cost	+ 74,604
Subfloor Adj	+ -2.92	Total RCN	= 603,875
Heat/Cool Adj	+ 16.31	Depreciation ( 2%)	- 12,078
Plumbing Adj	+ 3.24	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 591,797
Adj Base Cost	= 108.62	Lot Value	+ 591,797
Total Area	x 4,568	Indicated Value	= 591,797
Adjusted Cost	= 496,176	Value Per SqFt	129.55

<b>Value Reconciliation</b>			
Selected Approach	Cost Approach		
Improvements	591,797		
Lot Value			
Indicated Value	591,797	129.55	Per SqFt
Agland Value	1,322		
Site Improvements	11,005		
Total Value	604,124	132.25	Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	164729	75x12		900	30.06		27,054
PRCH	Porch	164730	8x8		64	32.99		2,111
PRCH	Porch	164733	12x10		120	32.75		3,930



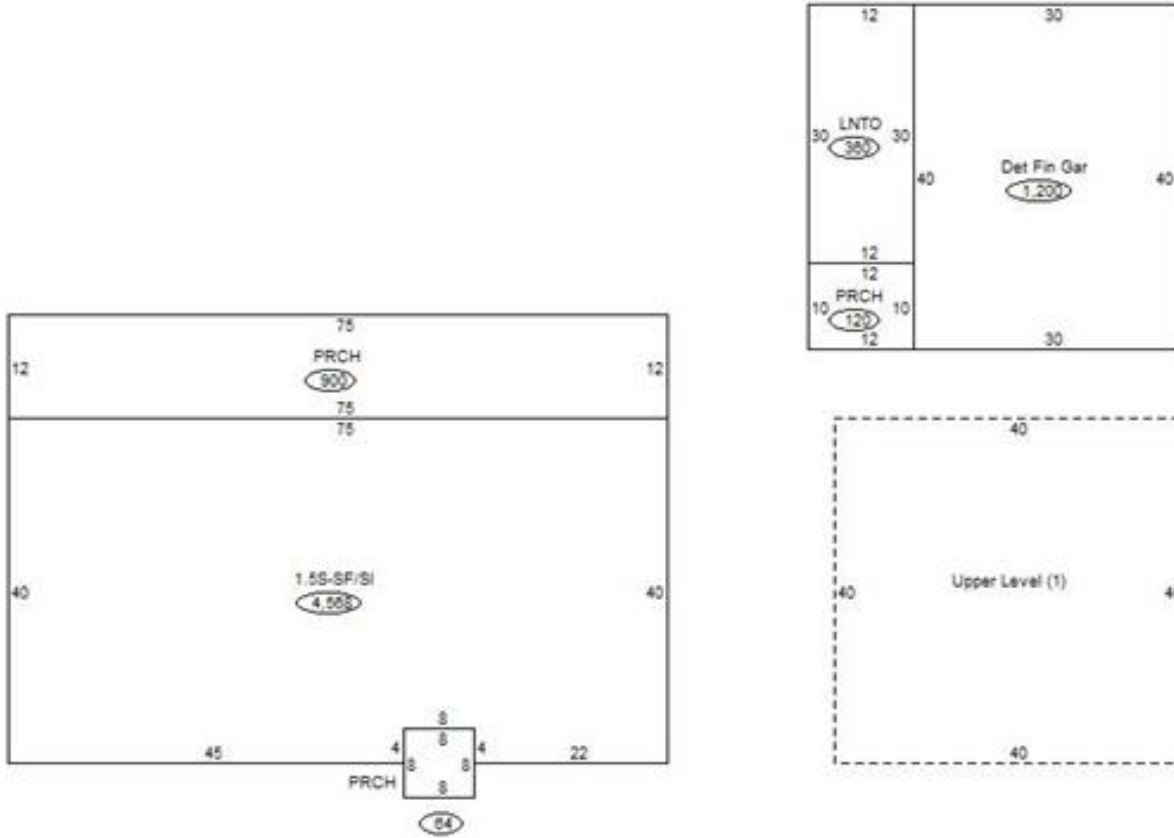
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5S-SF/SI	2,968	1.539	4,568
2	M	PRCH		20	PRCH	900	1.000	900
3	M	PRCH		20	PRCH	64	1.000	64
4	U	^UL		20	Upper Level (1)	1,600	1.000	1,600
5	G	6		20	Det Fin Gar	1,200	1.000	1,200
6	M	PRCH		20	PRCH	120	1.000	120
7	O	LNTO		20	LNTO	360	1.000	360
<b>Total Building Area</b>						2,968		4,568



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
LNT0	Lean To - Attached		30x12x8	Concrete	Formed Metal	360
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2018	<b>Eff Age</b> 6		
Interior Finish (Residential)		Finished Area	Fixture Count			12,172
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (37% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (14.71 x 360)		5,296	12,172	17,468		6,463
						11,005



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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
DBC	DENNIS-BATES COMPLEX 2-5%	TMBR	60		0	2.020	108	108	218	218
HC	HECTOR STONY SANDY LOAM	TMBR	20		0	6.000	36	36	216	216
<b>TMBR Totals</b>						8.020			434	434
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60		0	1.000	144	144	144	144
HC	HECTOR STONY SANDY LOAM	NTV PST	20		0	5.000	48	48	240	240
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35		0	6.000	84	84	504	504
<b>NTV PST Totals</b>						12.000			888	888
<b>Total Agland</b>						20.020			1,322	1,322