



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:48:07  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660023875 <b>Parcel ID</b> 000000-00-0-00951-003-0009 <b>Cadastral ID</b> 28-22-16-01910 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 285853 HARKEY, JOHNNY & JANE  12031 E WOODCREST DR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 12031 E WOODCREST DR <b>Subdivision</b> WOODCREST HEIGHTS <b>Lot/Block</b> 0009 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 28 / 22 / 16 / 5 <b>Neighborhood</b> 1148 - R-V01-NW OOLOGAH <b>School District</b> S004 - OOLOGAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.35973033 -95.61438576 LOT 9 BLOCK 3 WOODCREST HEIGHTS																																																																																																																									
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Lot Data	Square-Foot - NBHD 1148 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.3505	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	58,828.00 x 1.29 = 75,808	
Factor Value		
Adjustments	1.0000	
Lot Value	75,808	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,612 / 1,612
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,612
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	504 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1975 / 38



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-1-25\IMG\_002! 1/25/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	167,217	103.73	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	216,680 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.36	Total Misc Impr	+	13,040			
Roofing Adj	+ 4.46	Garage Cost	+	13,810			
Subfloor Adj	+ -1.15	Total RCN	=	234,588			
Heat/Cool Adj	+ 11.47	Depreciation ( 47%)	-	110,256			
Plumbing Adj	+ 8.73	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	124,332			
Adj Base Cost	= 128.87	Lot Value	+	75,808			
Total Area	x 1,612	Indicated Value	=	200,140			
Adjusted Cost	= 207,738	Value Per SqFt		124.16			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	124,332		
Lot Value	75,808		
Indicated Value	200,140	124.16	Per SqFt
Agland Value			
Site Improvements	1,180		
Total Value	201,320	124.89	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	58693	36x6		216	23.51		5,078
PRCH	SLAB PORCH - COVERED	58694	12x10		120	23.88		2,866



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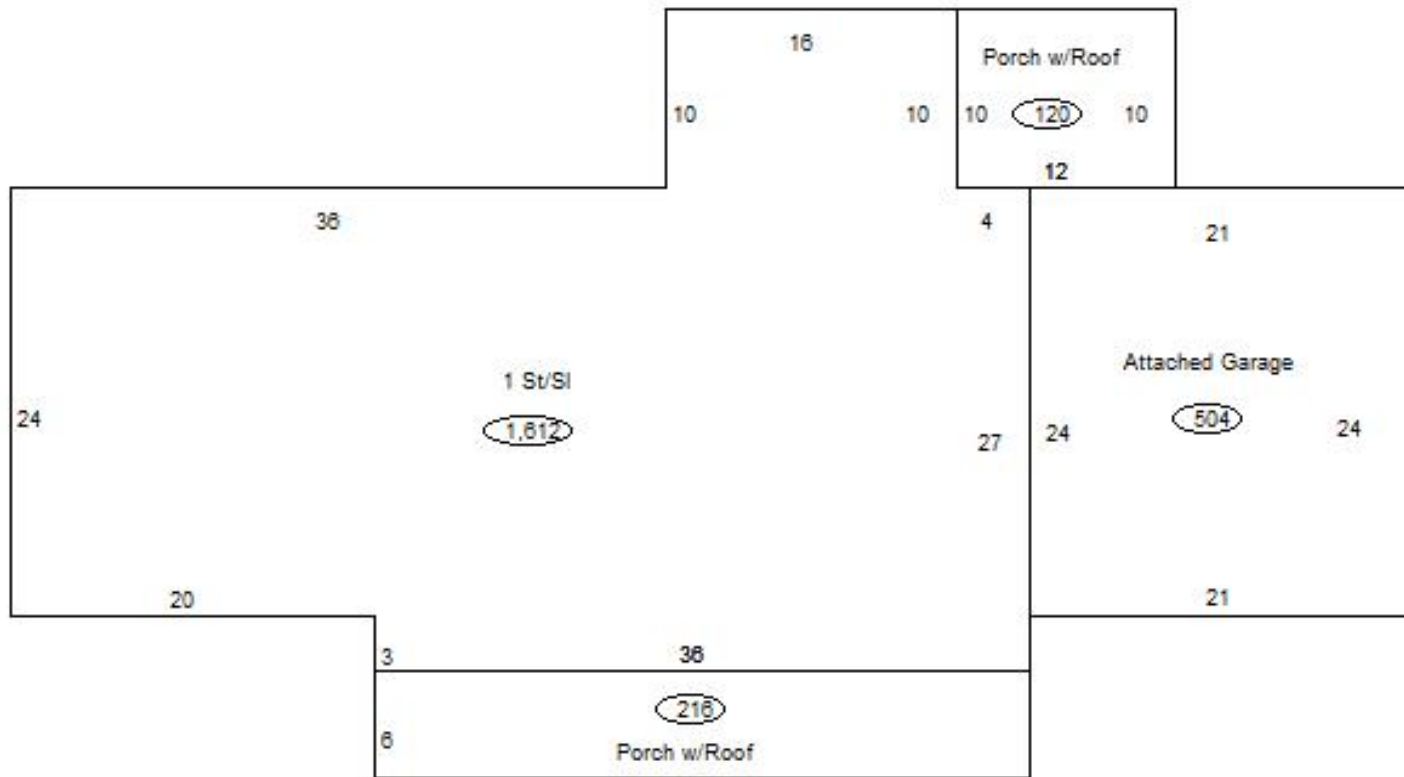
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### Sketch Image

660023875



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,612	1.000	1,612
2	G	1		13	Attached Garage	504	1.000	504
3	M	PRCH		13	SLBC	216	1.000	216
4	M	PRCH		13	SLBC	120	1.000	120
<b>Total Building Area</b>						1,612		1,612



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GF	GAZEBO FAIR	0x0x0			1
	Qual	2	Cond	2	Year	Eff Age
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (2,950.00 x 1)		2,950		2,950	1,770	1,180