



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 01:43:47  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660024811 <b>Parcel ID</b> 000000-00-0-00756-002-0001 <b>Cadastral ID</b> 29-21-16-04950 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 21 - CLAREMORE RURAL/VERD FIR <b>Name ID</b> 318947 HARDRIDGE, DERRICK TAYLOR  23892 S SOUTHRIDGE DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 23892 S SOUTH RIDGE DR <b>Subdivision</b> SOUTH RIDGE ESTATES <b>Lot/Block</b> 0001 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 29 / 21 / 16 / 5 <b>Neighborhood</b> 1121 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.26446211 -95.62584083																																																																																																																									
<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>6558</td> <td>REMODEL FOR BURNOUT</td> <td>01/2001</td> <td>09/2001</td> <td>15,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	6558	REMODEL FOR BURNOUT	01/2001	09/2001	15,000																																																																																																						
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Lot Data	Square-Foot - NBHD 1121 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 1.3675 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 1/2 LOT 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 59,569.00 x 1.73 = 103,129 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 103,129		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% 1 1/2 Story Finished
<b>Exterior Wall</b>	80% Veneer, Masonry 20% Frame, Siding, Vinyl
<b>Base/Total Area</b>	1,626 / 2,252
<b>Style</b>	100% 1 1/2 Story Finished
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,626
<b>Fixture/RghIn</b>	14 /
<b>Bed/F/H Bath</b>	3 / 2.5 /
<b>Basement Area</b>	
<b>Garage Type</b>	744 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1992 / 26

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

Multiple Regression
<b>MRA Code</b> 1 Test <b>Adusted R</b> 0.8445 <b>Indicated Value</b> 283,323 125.81 Per SqFt

Direct Comparables
<b>Selection Model</b> A Adam Test <b>Adjustment Model</b> 1 2022 Residential <b>Comparables</b> 2 <b>Indicated Value</b> 285,660 Per SqFt

Cost Approach		Manual : 01/2025	
<b>Base Cost</b>	94.74	<b>Total Misc Impr</b>	+ 23,469
<b>Roofing Adj</b>	+ 3.54	<b>Garage Cost</b>	+ 22,164
<b>Subfloor Adj</b>	+ -1.67	<b>Total RCN</b>	= 311,189
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 32%)</b>	- 99,580
<b>Plumbing Adj</b>	+ 8.67	<b>Lump Sums</b>	+ 0
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 211,609
<b>Adj Base Cost</b>	= 117.92	<b>Lot Value</b>	+ 103,129
<b>Total Area</b>	x 2,252	<b>Indicated Value</b>	= 314,738
<b>Adjusted Cost</b>	= 265,556	<b>Value Per SqFt</b>	139.76

Value Reconciliation
<b>Selected Approach</b> Cost Approach <b>Improvements</b> 211,609 <b>Lot Value</b> 103,129 <b>Indicated Value</b> 314,738 139.76 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> 12,068 <b>Total Value</b> 326,806 145.12 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
SHLT	STORM SHELTER	0		1	2015	0.00		
PRCH	SLAB PORCH - COVERED	60827	318		318	25.93		8,246
PRCH	SLAB PORCH - COVERED	60828	373		373	25.76		9,608



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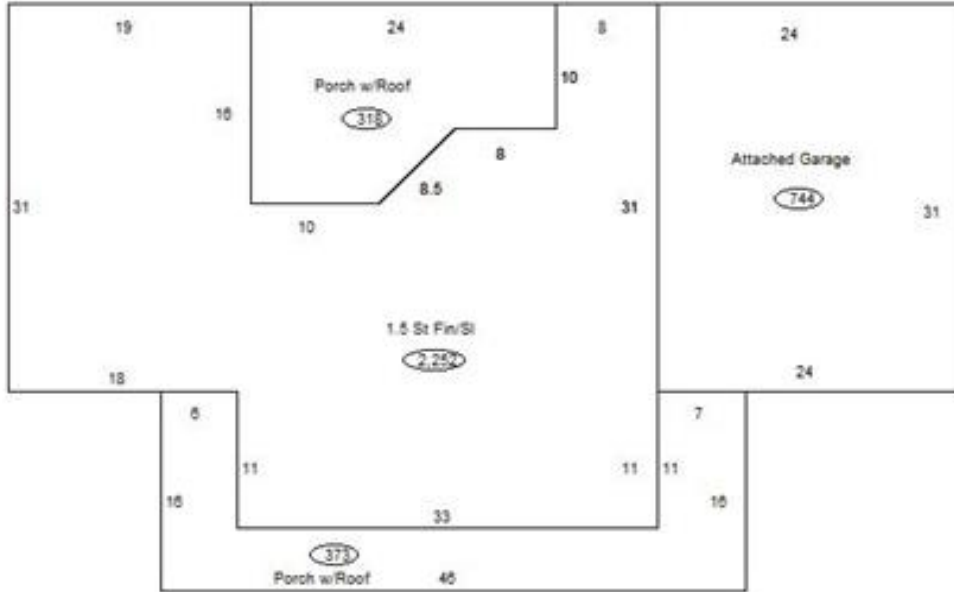
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Sketch Image

660024811



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,626	1.385	2,252
2	G	1		13	Attached Garage	744	1.000	744
3	M	PRCH		13	SLBC	318	1.000	318
4	M	PRCH		13	SLBC	373	1.000	373
5	U	^UL		13	Upper Level (1)	626	1.000	626
<b>Total Building Area</b>						1,626		2,252



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LF	LOAFING SHED	0x0x0			384	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 384)		1,636		1,636	818	818
	SV	SWIM VINYL	0x0x0			1	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (55% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (25,000.00 x 1)		25,000		25,000	13,750	11,250
	STF	STG FAIR	0x0x0				
	Qual	2	Cond	Year	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 )						