



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 06:06:09
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Assessment Data					Primary Image																																																																																																																				
Account 660025845 Parcel ID 000000-00-0-00849-001-0005 Cadastral ID 30-21-16-07030 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 14124 GRISHAM, WILLIAM R & DELOIS TRUSTEES GRISHAM FAMILY TRUST 21541 E 107TH ST S BROKEN ARROW OK 74014-3690																																																																																																																									
Parcel Location Situs 23436 S TWIN OAKS DR Subdivision TWIN OAKS ESTATES II Lot/Block 0005 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1113 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.27320230 -95.64141733 LOT 5 BLOCK 1 TWIN OAKS EST. 2					Building Permits <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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Lot Data	Square-Foot - NBHD 1113 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.6868	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	29,916.00 x 2.00 = 59,832	
Factor Value		
Adjustments	1.0000	
Lot Value	59,832	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Wood
Base/Total Area	2,114 / 2,114
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,114
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1977 / 37

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	196,867 93.13 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	194,460 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	98.19	Total Misc Impr	+ 10,642				
Roofing Adj	+ 4.21	Garage Cost	+ 13,373				
Subfloor Adj	+ -1.09	Total RCN	= 276,511				
Heat/Cool Adj	+ 11.47	Depreciation (46%)	- 127,195				
Plumbing Adj	+ 6.66	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 149,316				
Adj Base Cost	= 119.44	Lot Value	+ 59,832				
Total Area	x 2,114	Indicated Value	= 209,148				
Adjusted Cost	= 252,496	Value Per SqFt	98.93				

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	149,316
Lot Value	59,832
Indicated Value	209,148 98.93 Per SqFt
Agland Value	
Site Improvements	
Total Value	209,148 98.93 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	63129	165		165	23.70		3,911
PATO	SLAB PORCH - OPEN	63130	158		158	10.35		1,635



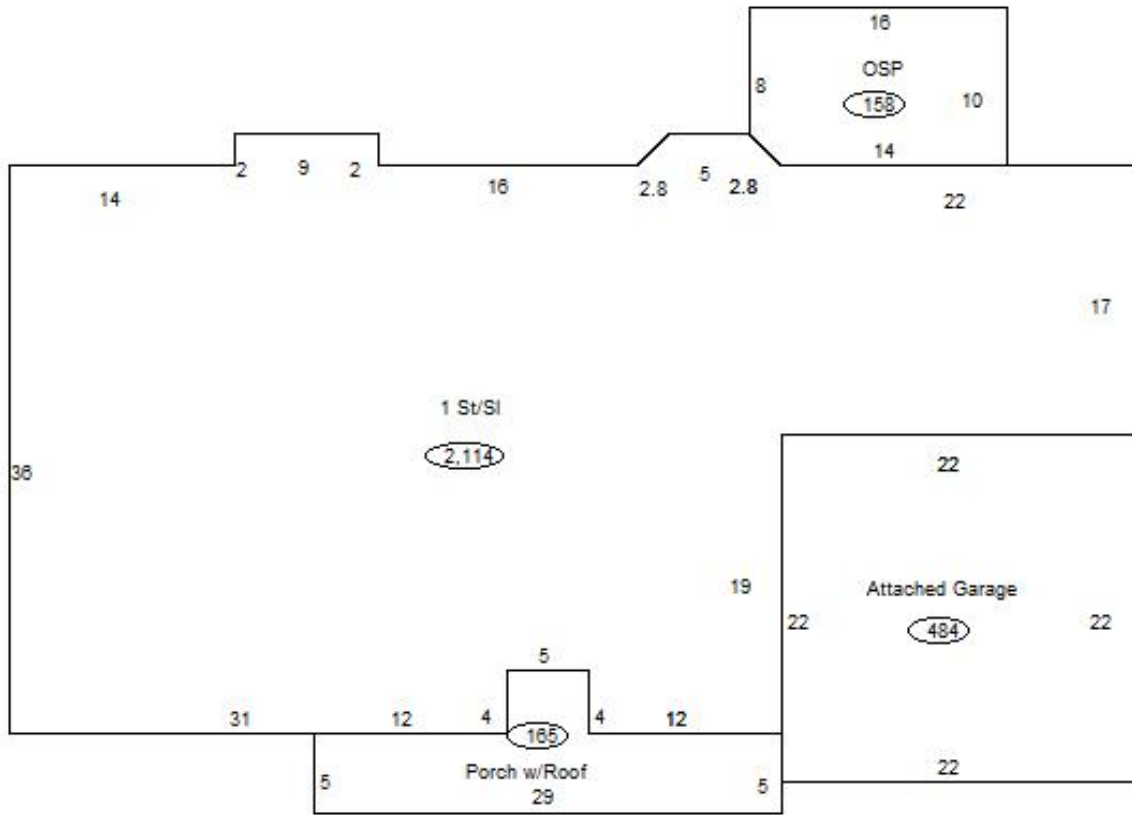
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,114	1.000	2,114
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	165	1.000	165
4	M	PATO		13	Open Slab	158	1.000	158
Total Building Area						2,114		2,114



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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)						