



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 00:51:37
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Assessment Data					Primary Image																																																																																																															
Account 660025986 Parcel ID 22N16E-30-2-00000-000-0000 Cadastral ID 30-22-16-00700 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 313688 HERNANDEZ, JOSE ESCOBEDO 17211 S OLD HWY 88 CLAREMORE OK 74017-0000 Parcel Location Situs 17211 S OLD HWY 88 Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 30 / 22 / 16 / 2 Neighborhood 2116 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																																																																				
Legal Description Lat/Long: 36.36213527 -95.64956833 S2 OF SW 10 AC LOT 1																																																																																																																				
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	0	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,849 / 1,849
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	324
Fixture/RghIn	8 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	600 Attached Garage - Unfinished 2 Stalls
Remodel	RMA -
Year/Eff Age	1960 / 28



\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2023-2-15\IMG_002: 2/15/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	228,484	123.57	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	97.30	Total Misc Impr	+	11,192			
Roofing Adj	+ 4.10	Garage Cost	+	15,792			
Subfloor Adj	+ 0.68	Total RCN	=	247,366			
Heat/Cool Adj	+ 11.47	Depreciation (38%)	-	93,999			
Plumbing Adj	+ 5.64	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	153,367			
Adj Base Cost	= 119.19	Lot Value	+				
Total Area	x 1,849	Indicated Value	=	153,367			
Adjusted Cost	= 220,382	Value Per SqFt		82.95			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	153,367		
Lot Value			
Indicated Value	153,367	82.95	Per SqFt
Agland Value	790		
Site Improvements	51,983		
Total Value	206,140	111.49	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	63527	20x8		160	23.72		3,795
PRCH	SLAB PORCH - COVERED	142243	12x8		96	23.97		2,301



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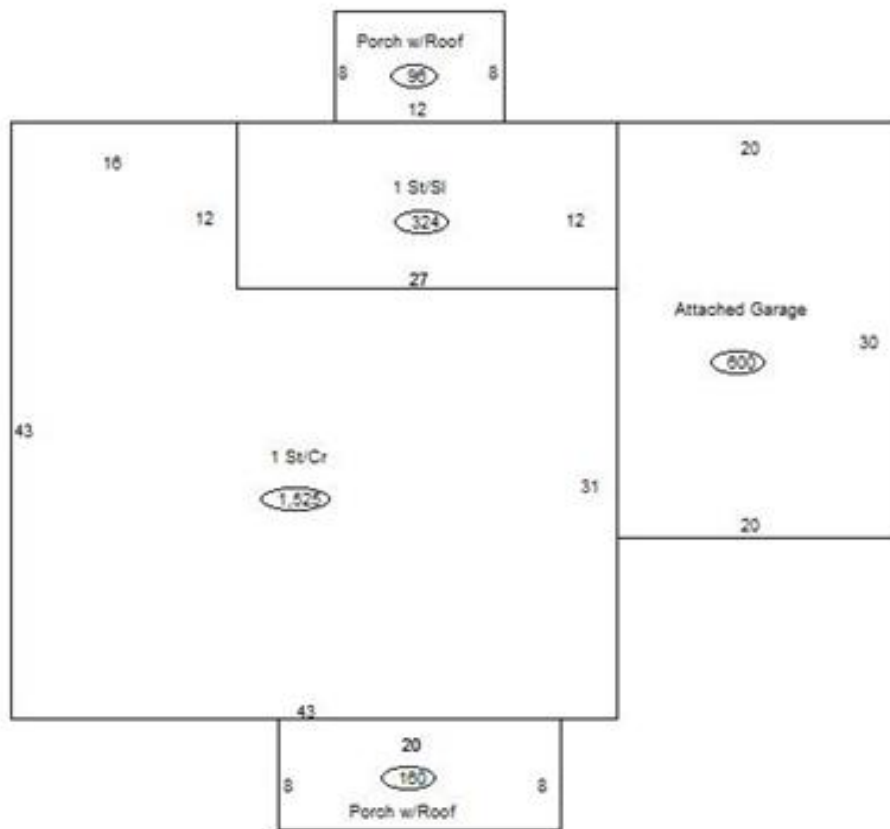
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Sketch Image

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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	1,525	1.000	1,525
2	G	1		13	Attached Garage	600	1.000	600
3	M	PRCH		13	SLBC	160	1.000	160
4	R	1	Slab	13	1 St/Sl	324	1.000	324
5	M	PRCH		13	SLBC	96	1.000	96
Total Building Area						1,849		1,849



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	30x46x0			1,380
	Qual 2	Cond 3	Year 2019	Eff Age 5		

Valuation Summary	Modifier Total	RCN	Depr (9% Phys/ % Func)	RCNLD
Base Cost (28.09 x 1,380) 38,764			38,764 3,489	35,275

BARN BARN		26x40x0			1,040
Qual 2	Cond 3	Year 2019	Eff Age 5		

Valuation Summary	Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
Base Cost (10.20 x 1,040) 10,608			10,608 3,182	7,426

BARN BARN		34x40x0			1,360
Qual 2	Cond 2	Year	Eff Age 2026		



Valuation Summary	Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
Base Cost (9.75 x 1,360) 13,260			13,260 3,978	9,282



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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
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			1.200	122	122	147	147
SUC	SUMMIT SILTY CLAY LOAM 3-	NTV PST	67			4.000	161	161	643	643
NTV PST Totals						5.200			790	790
Total Agland						5.200			790	790