



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660026012 Parcel ID 000000-00-0-00900-001-0002 Cadastral ID 30-22-16-03020 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 40624 CARPENTER, DAVID ALGIE & BRENDA JEAN 10025 E BROOK LN CLAREMORE OK 74017-0000 Parcel Location Situs 10025 S BROOK LN Subdivision WEST GATE ESTATES Lot/Block 0002 / 0001 Parcel Size 2.637 - Lots Sec/Twn/Rng 30 / 22 / 16 / 5 Neighborhood 1153 - R-V01-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.35655960 -95.64880690																																																																																																																									
Building Permits					\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-15\IMG_001 2/15/2023																																																																																																																				
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Lot Data	Lot - WEST GATE EST (LOT)	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.564 Topography Street Access Utilities Amenities LAND QUALITY Method Lot Base Lot Value 1.00 x 6,000.00 = 6,000 Factor Value Adjustments 4.1667 Lot Value 25,000		 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-15\IMG_001 2/15/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Vinyl
Base/Total Area	2,008 / 3,012
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,008
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	462 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1990 / 27

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	360,487	119.68	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	91.26	Total Misc Impr	+ 16,488				
Roofing Adj	+ 3.58	Garage Cost	+ 18,753				
Subfloor Adj	+ -2.27	Total RCN	= 375,416				
Heat/Cool Adj	+ 14.47	Depreciation (34%)	- 127,641				
Plumbing Adj	+ 5.90	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 247,775				
Adj Base Cost	= 112.94	Lot Value	+ 25,000				
Total Area	x 3,012	Indicated Value	= 272,775				
Adjusted Cost	= 340,175	Value Per SqFt	90.56				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	247,775		
Lot Value	25,000		
Indicated Value	272,775	90.56	Per SqFt
Agland Value			
Site Improvements	23,709		
Total Value	296,484	98.43	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	63586		180	180	28.88		5,198
PRCH	SLAB PORCH - COVERED	63587	14x12		168	28.93		4,860



Rogers

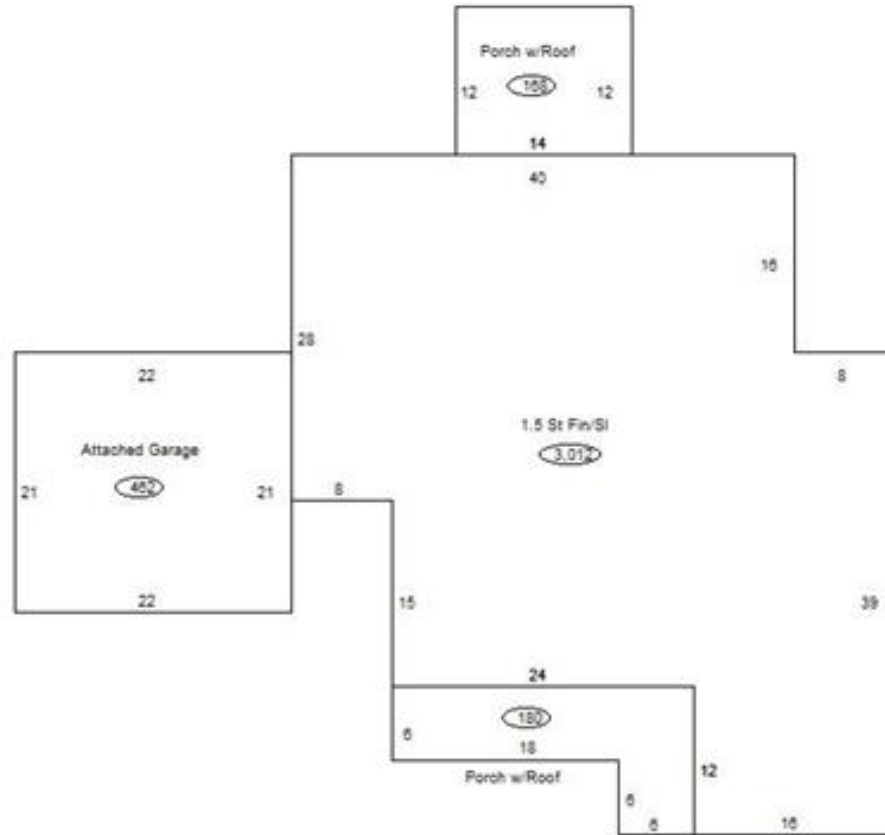
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Sketch Image

660026012



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	2,008	1.500	3,012
2	G	1		13	Attached Garage	462	1.000	462
3	M	PRCH		13	SLBC	180	1.000	180
4	M	PRCH		13	SLBC	168	1.000	168
Total Building Area						2,008		3,012



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	0x0x0			960	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD	
	Base Cost (10.48 x 960)		10,061		10,061	3,018	7,043
	BARN	BARN	0x0x0			3,000	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD	
	Base Cost (8.46 x 3,000)		25,380		25,380	10,152	15,228
	STA	STG AVG	16x16x0			256	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
	Base Cost (7.02 x 256)		1,797		1,797	359	1,438