



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660027839 <b>Parcel ID</b> 22N16E-32-1-00000-000-0000 <b>Cadastral ID</b> 32-22-16-01100 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 1 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 346644 MOSES, TYLER R  18456 S 4150 RD CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 18456 S 4150 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 1.9 - Acres <b>Sec/Twn/Rng</b> 32 / 22 / 16 / 1 <b>Neighborhood</b> 2116 - UNPLATTED <b>School District</b> S004 - OOLOGAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.34450603 -95.61523744																																																																																																																									
<b>Legal Description</b> TR SE NE, BEG: AT A PT 2139.40 S OF NE/C SEC, W 248' S 04-00 W 265.1' S 82-00 E 87.6', S 51- 06 E 182' E 38.1' TO E SEC/L, N 00-02-03 E 390.6' TO POB					<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></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 2116 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.877	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	81,760.00 x .67 = 55,141	
Factor Value		
Adjustments	1.0000	
Lot Value	55,141	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Stone 10% Frame, Siding, Vinyl
Base/Total Area	2,796 / 2,796
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,796
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1980 / 35

Cost Approach		Manual : 01/2025	
Base Cost	110.24	Total Misc Impr	+ 25,663
Roofing Adj	+ 5.07	Garage Cost	+ 0
Subfloor Adj	+ -3.22	Total RCN	= 397,279
Heat/Cool Adj	+ 14.47	Depreciation ( 43%)	- 170,830
Plumbing Adj	+ 6.35	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 226,449
Adj Base Cost	= 132.91	Lot Value	+ 55,141
Total Area	x 2,796	Indicated Value	= 281,590
Adjusted Cost	= 371,616	Value Per SqFt	100.71

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	279,002 99.79 Per SqFt

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

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	226,449
Lot Value	55,141
Indicated Value	281,590 100.71 Per SqFt
Agland Value	
Site Improvements	12,139
Total Value	293,729 105.05 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	67298		612	612	27.60		16,891
PRCH	SLAB PORCH - COVERED	67299		10x8	80	29.27		2,342



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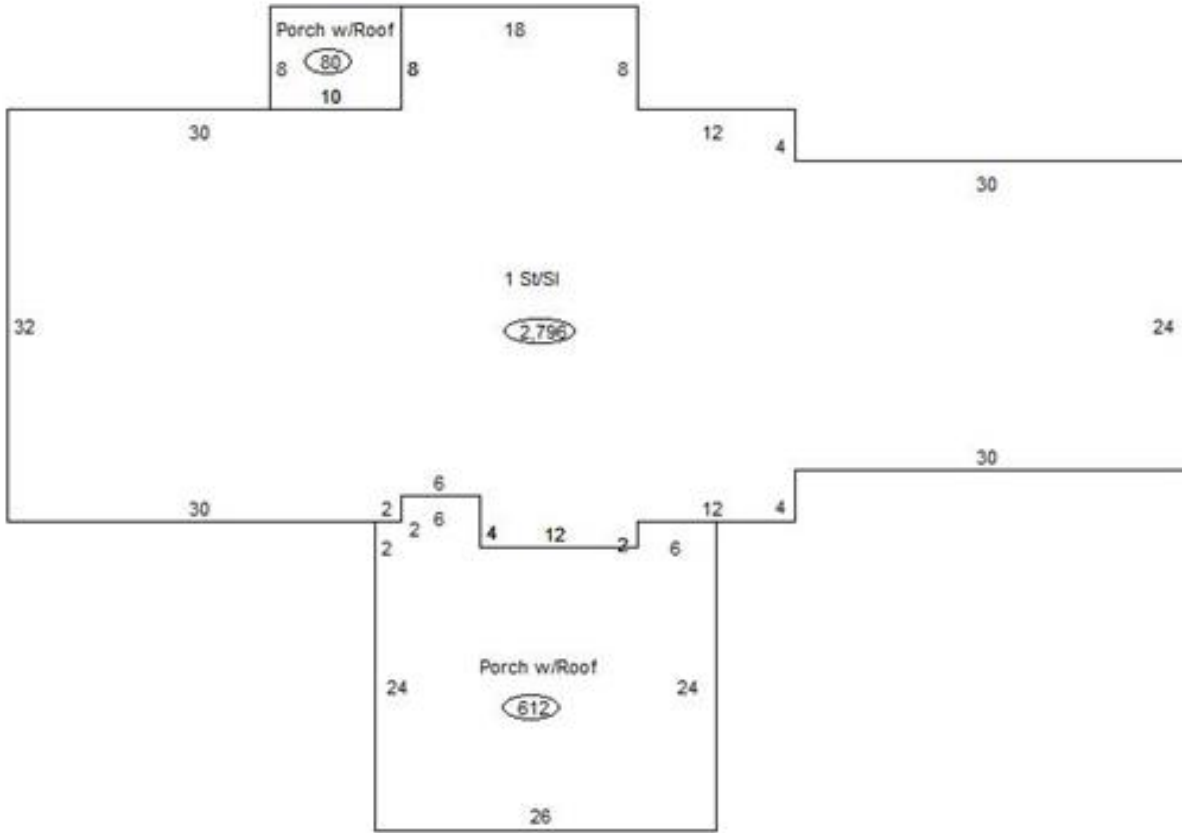
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,796	1.000	2,796
2	M	PRCH		13	SLBC	612	1.000	612
3	M	PRCH		13	SLBC	80	1.000	80
<b>Total Building Area</b>						2,796		2,796



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	30x40x0			1,200
	Qual 2	Cond 3	Year 2015	Eff Age	8	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (9.97 x 1,200)		11,964		11,964	11,964
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x )					
	LT	LEAN-TO	10x6x0			60
	Qual	Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 60)		175		175	175