



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 21:53:13
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Assessment Data					Primary Image																																																																																																																				
Account 660027850 Parcel ID 000000-00-0-00009-001-0011 Cadastral ID 32-22-16-01220 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 43354 GARDNER, MICHAEL S & NANCY J REVOCABLE LIVING TRUST 18244 S 4150 RD CLAREMORE OK 74017-0000 Parcel Location Situs 18244 S 4150 RD Subdivision ARROWHEAD ESTATES Lot/Block 0011 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 32 / 22 / 16 / 5 Neighborhood 1148 - R-V01-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																																																																																																																									
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Legal Description LOT 11 BLOCK 1 ARROWHEAD ESTATES					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 1148 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0527	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	45,855.00 x 1.48 = 68,024	
Factor Value		
Adjustments	1.0000	
Lot Value	68,024	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Vinyl
Base/Total Area	1,724 / 1,724
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,724
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1980 / 46

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	132,491	76.85	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	11,940		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	97.05	Total Misc Impr	+	10,080			
Roofing Adj	+ 4.19	Garage Cost	+				
Subfloor Adj	+ -1.12	Total RCN	=	216,546			
Heat/Cool Adj	+ 11.47	Depreciation (53%)	-	114,769			
Plumbing Adj	+ 8.17	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	101,777			
Adj Base Cost	= 119.76	Lot Value	+	68,024			
Total Area	x 1,724	Indicated Value	=	169,801			
Adjusted Cost	= 206,466	Value Per SqFt		98.49			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	101,777		
Lot Value	68,024		
Indicated Value	169,801	98.49	Per SqFt
Agland Value			
Site Improvements			
Total Value	169,801	98.49	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
PATO	SLAB PORCH - OPEN	67340	12x10		120	10.68		1,282
PRCH	SLAB PORCH - COVERED	67341	26x6		156	23.73		3,702



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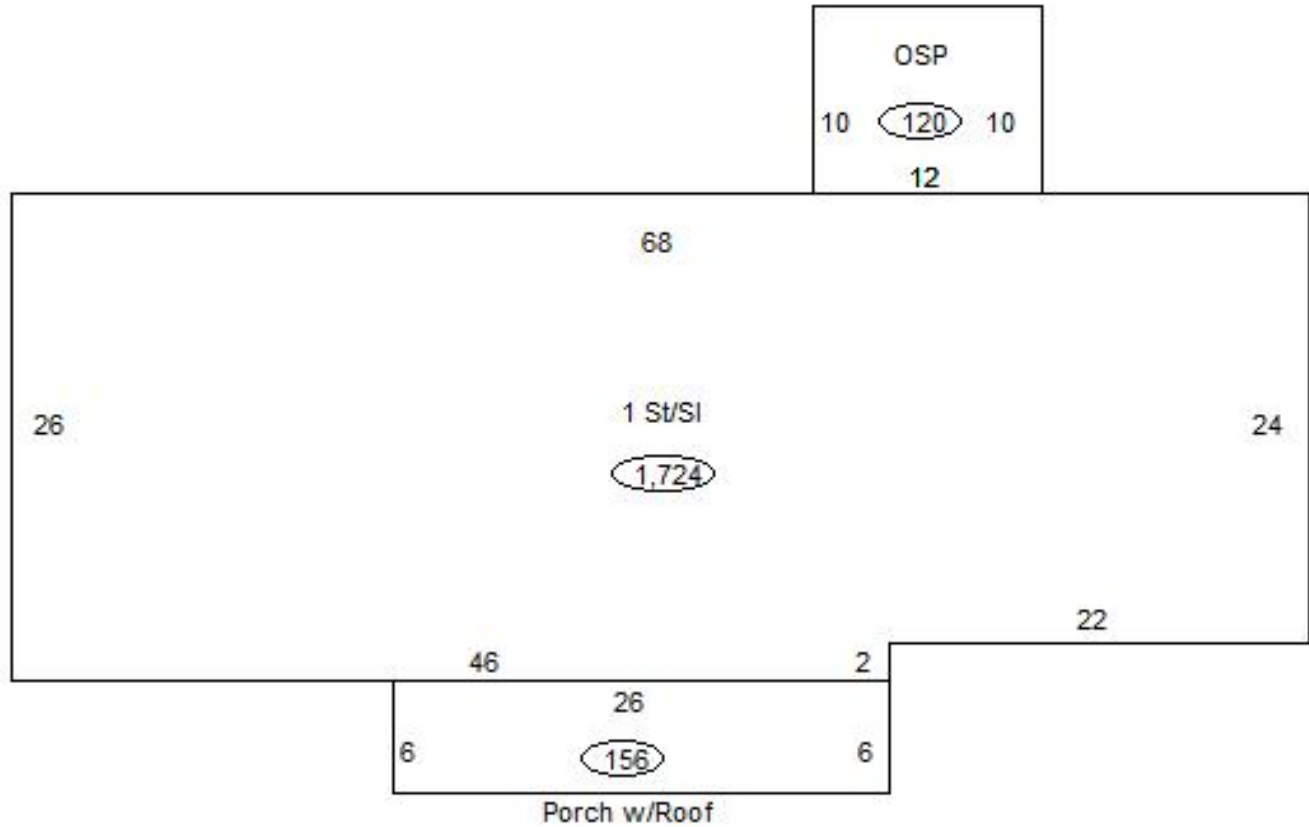
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Sketch Image

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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/Sl	1,724	1.000	1,724
2	M	PATO		13	Open Slab	120	1.000	120
3	M	PRCH		13	SLBC	156	1.000	156
Total Building Area						1,724		1,724



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	14x8x0			
	Qual	2	Cond	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				