




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 660027967 Parcel ID 23N17E-32-2-00000-000-0000 Cadastral ID 32-23-17-02800 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 70 - FOYIL RURAL/FOYIL FIRE Name ID 291298 PARIS, ANNETTE I 12235 S MAPLE AVE CLAREMORE OK 74017-0000 Parcel Location Situs 12235 S MAPLE AVE Subdivision Lot/Block / Parcel Size .18 - Acres Sec/Twn/Rng 32 / 23 / 17 / 2 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S007 - FOYIL SCHOOLS					 <p>\\tsclient\C\TOMS PC PICS\2016-12-28 12-28-2016\12-28-2016 01 12/30/2016</p>																																																																																																																				
Legal Description Lat/Long: 36.43392777 -95.51636264 N 200' E 40' NE SE NW																																																																																																																									
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Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
Lot Size Lot Count Units Buildable 0.18 Non-Ag Acres 0.2157 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 9,394.00 x .55 = 5,167 Factor Value Adjustments 1.0000 Lot Value 5,167		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,133 / 1,721
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,133
Fixture/RghIn	5 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2013 / 10

\\tsclient\C\TOMS PC PICS\2016-12-28 12-28-2016\12-28-2016 01 12/30/2016

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	204,363	118.75	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	93.80	Total Misc Impr	+ 10,749				
Roofing Adj	+ 3.52	Garage Cost	+ 204,637				
Subfloor Adj	+ -1.65	Total RCN	= 20,464				
Heat/Cool Adj	+ 12.64	Depreciation (10%)	- 0				
Plumbing Adj	+ 4.35	Lump Sums	+ 184,173				
Basement Adj	+ 0.00	RCNLD	= 5,167				
Adj Base Cost	= 112.66	Lot Value	+ 189,340				
		Indicated Value	= 193,888				
Total Area	x 1,721	Value Per SqFt					
Adjusted Cost	= 193,888						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	184,173		
Lot Value	5,167		
Indicated Value	189,340	110.02	Per SqFt
Agland Value			
Site Improvements	10,028		
Total Value	199,368	115.84	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	118779	365		365	25.78		9,410
PRCH	SLAB PORCH - COVERED	118780	10x5		50	26.77		1,339



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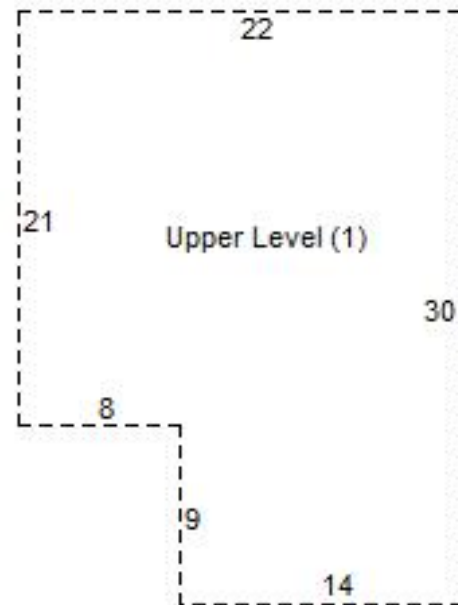
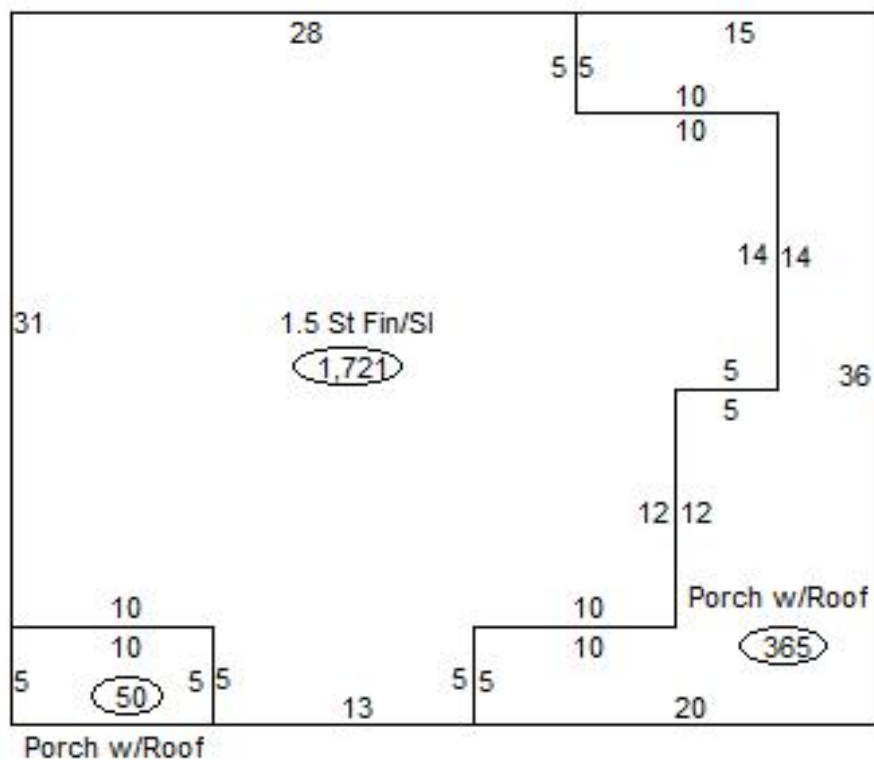
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,133	1.519	1,721
2	U	^UL		13	Upper Level (1)	588	1.000	588
3	M	PRCH		13	SLBC	365	1.000	365
4	M	PRCH		13	SLBC	50	1.000	50
Total Building Area						1,133		1,721



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	30x30x10	Concrete	Galvanized Metal	900
	Qual 2	Cond 3	Year 1980	Eff Age 35		
Valuation Summary		Modifier Total	RCN	Depr (61% Phys/ % Func)		RCNLD
Base Cost (28.57 x 900)		25,713	25,713	15,685		10,028