



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 15:23:21  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660028308 <b>Parcel ID</b> 21N15E-33-3-00000-000-0000 <b>Cadastral ID</b> 33-21-15-00500 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 4 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 337313 MYERS, MATT & BRANDY REVOCABLE TRUST  6168 E 525 RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 06168 E 525 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 19.24 - Acres <b>Sec/Twn/Rng</b> 33 / 21 / 15 / 3 <b>Neighborhood</b> 6090 - UNPLATTED <b>School District</b> S008 - VERDIGRIS SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.25485074 -95.71915257 E2 NW SW LESS W 50' NE NW SW																																																																																																																									
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Date 04/17/2026  
Time 15:23:21  
Page 2

Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Frame, Siding, Wood 5% Veneer, Stone
Base/Total Area	2,858 / 4,719
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,858
Fixture/RghIn	19 /
Bed/F/H Bath	4 / 4.5 /
Basement Area	
Garage Type	1,305 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 / 8

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach		Manual : 01/2025	
Base Cost	94.82	Total Misc Impr	+ 57,604
Roofing Adj	+ 3.67	Garage Cost	+ 63,175
Subfloor Adj	+ -2.65	Total RCN	= 691,165
Heat/Cool Adj	+ 17.38	Depreciation ( 8%)	- 55,293
Plumbing Adj	+ 7.65	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 635,872
Adj Base Cost	= 120.87	Lot Value	+ 635,872
Total Area	x 4,719	Indicated Value	= 635,872
Adjusted Cost	= 570,386	Value Per SqFt	134.75

Value Reconciliation		
Selected Approach	Cost Approach	
Improvements	635,872	
Lot Value		
Indicated Value	635,872	134.75 Per SqFt
Agland Value	4,083	
Site Improvements	61,622	
Total Value	701,577	148.67 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		3	3	7,721.18		23,164
PRCH	SLAB PORCH - COVERED	124099	34x8		272	35.32		9,607
PRCH	SLAB PORCH - COVERED	124100	444		444	34.73		15,420
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	124101	20x12		240	39.22		9,413



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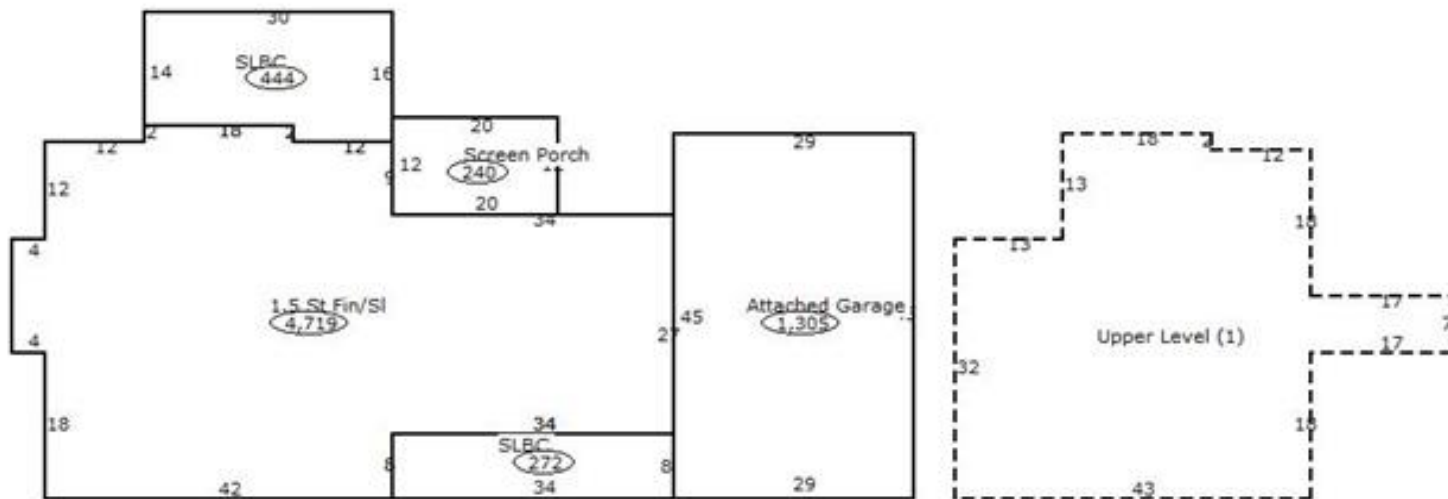
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Date 04/17/2026  
 Time 15:23:21  
 Page 3

### Sketch Image

660028308



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5 St Fin/Sl	2,858	1.651	4,719
2	U	^UL		20	Upper Level (1)	1,861	1.000	1,861
3	G	1		20	Attached Garage	1,305	1.000	1,305
4	M	PRCH		20	SLBC	272	1.000	272
5	M	PRCH		20	SLBC	444	1.000	444
6	M	EPKS		20	Screen Porch	240	1.000	240
<b>Total Building Area</b>						<b>2,858</b>		<b>4,719</b>



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Date 04/17/2026  
Time 15:23:21  
Page 4

660028308

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	48x36x0			1,728
	Qual 4	Cond 3	Year 2014	Eff Age	9	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (17% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (37.96 x 1,728)		65,595	65,595	11,151	54,444
	PRCH	SLAB PORCH - COVERED	48x9x0			432
	Qual 3	Cond 3	Year 2014	Eff Age	9	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (49% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (25.58 x 432)		11,051	11,051	5,415	5,636
	LT	LEAN-TO	44x12x0			528
	Qual 3	Cond 3	Year 2014	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 528)		1,542	1,542		1,542



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Date 04/17/2026  
Time 15:23:21  
Page 5

### Agland Inventory

660028308

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CHB	CHOTEAU SILT LOAM 1-3% SL	TMBR	80			2.240	144	144	323	323
<b>TMBR Totals</b>						2.240			323	323
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			5.000	192	192	960	960
<b>NTV PST Totals</b>						5.000			960	960
CHB	CHOTEAU SILT LOAM 1-3% SL	CLT LND	80			10.000	280	280	2,800	2,800
<b>CLT LND Totals</b>						10.000			2,800	2,800
<b>Total Agland</b>						17.240			4,083	4,083