



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:27:16  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660028348 <b>Parcel ID</b> 000000-00-0-00141-002-0001 <b>Cadastral ID</b> 33-21-15-03950 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 334453 ADAMS, MICHAEL WAYNE & JESSICA SUZANNE  6505 E CEDAR CREEK RD CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 06505 E CEDAR CREEK RD <b>Subdivision</b> CEDAR LANE <b>Lot/Block</b> 0001 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 33 / 21 / 15 / 5 <b>Neighborhood</b> 1122 - R-V04-SE VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.25198225 -95.71398790																																																																																																																									
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Lot Data		Square-Foot - NBHD 1122 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.9611		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	41,865.00 x 1.70 = 71,171		
Factor Value			
Adjustments	1.0000		
Lot Value	71,171		



\\tsclient\C\Users\Randy Necessary\Pictures\101\_0706\IMG\_0063. 7/7/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,728 / 1,728
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,728
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1981 / 34

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	198,147	114.67	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	265,710		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	110.86	Total Misc Impr	+ 14,058
Roofing Adj	+ 4.84	Garage Cost	+ 15,527
Subfloor Adj	+ -2.31	Total RCN	= 262,882
Heat/Cool Adj	+ 12.64	Depreciation ( 42%)	- 110,410
Plumbing Adj	+ 8.98	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 152,472
Adj Base Cost	= 135.01	Lot Value	+ 71,171
Total Area	x 1,728	Indicated Value	= 223,643
Adjusted Cost	= 233,297	Value Per SqFt	129.42

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	152,472		
Lot Value	71,171		
Indicated Value	223,643	129.42	Per SqFt
Agland Value			
Site Improvements			
Total Value	223,643	129.42	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	68269	26x8		208	26.28		5,466
PRCH	SLAB PORCH - COVERED	68270	16x7		112	26.58		2,977



# Rogers

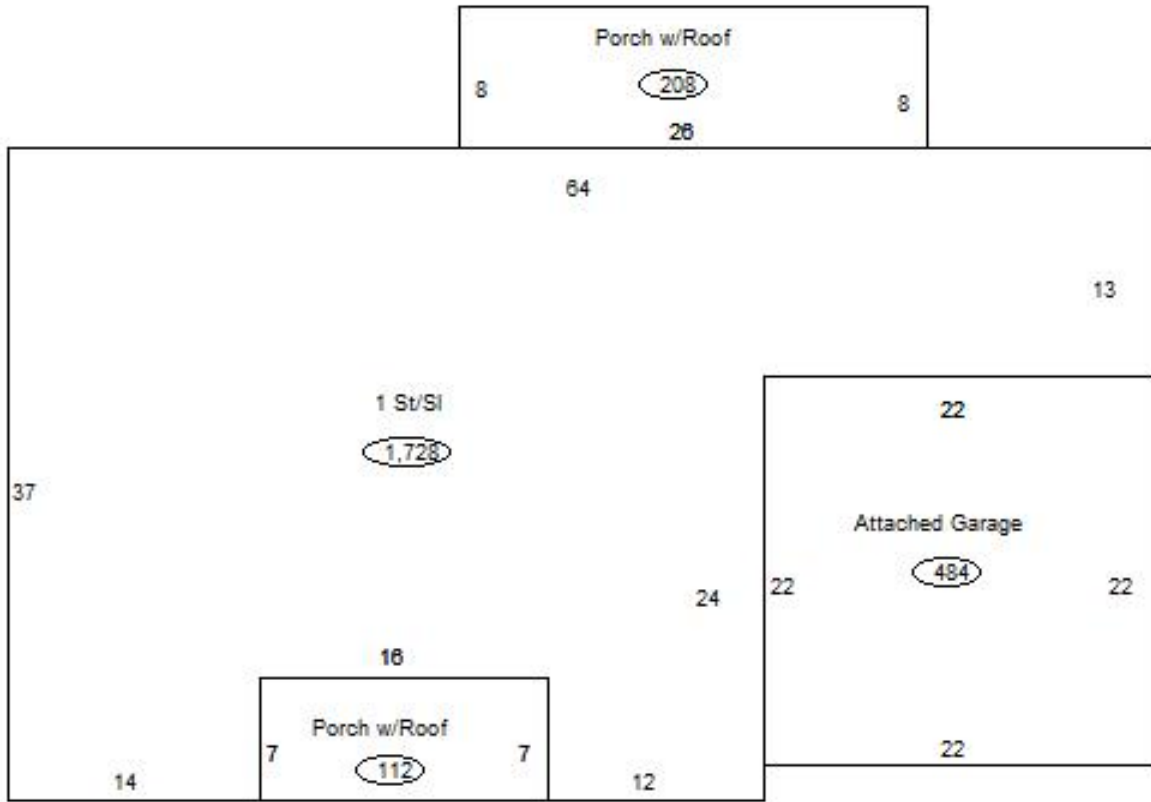
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Sketch Image

660028348



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,728	1.000	1,728
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	208	1.000	208
4	M	PRCH		13	SLBC	112	1.000	112
<b>Total Building Area</b>						1,728		1,728