



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 00:58:53
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Assessment Data					Primary Image																																																																																																																				
Account 660028423 Parcel ID 000000-00-0-00555-002-0003 Cadastral ID 33-22-16-01210 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 45044 STEWARD, JOHN R JR & SHIRLEY A 18101 OAKLAWN DR CLAREMORE OK 74017-0000 Parcel Location Situs 18101 S OAKLAWN DR Subdivision OAKLAWN PARK Lot/Block 0003 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 33 / 22 / 16 / 5 Neighborhood 1148 - R-V01-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.34934014 -95.61133329																																																																																																																									
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	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	2.8723		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	125,119.00 x .83 = 104,183		
Factor Value			
Adjustments	1.0000		
Lot Value	104,183		



\\tsclient\T\TOMMY DUNLAP\VI Pictures\112122(3)\IMG_0011.JPG 11/22/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,338 / 1,338
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,338
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1983 / 32

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	158,894	118.75	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	17,110		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	109.69	Total Misc Impr	+ 18,531				
Roofing Adj	+ 4.64	Garage Cost	+ 14,325				
Subfloor Adj	+ -1.22	Total RCN	= 213,633				
Heat/Cool Adj	+ 11.47	Depreciation (42%)	- 89,726				
Plumbing Adj	+ 10.53	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 123,907				
Adj Base Cost	= 135.11	Lot Value	+ 104,183				
Total Area	x 1,338	Indicated Value	= 228,090				
Adjusted Cost	= 180,777	Value Per SqFt	170.47				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	123,907		
Lot Value	104,183		
Indicated Value	228,090	170.47	Per SqFt
Agland Value			
Site Improvements			
Total Value	228,090	170.47	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
PRCH	SLAB PORCH - COVERED	68411	17x6		102	23.95		2,443
PRCH	SLAB PORCH - COVERED	68412	24x20		480	22.90		10,992



Rogers

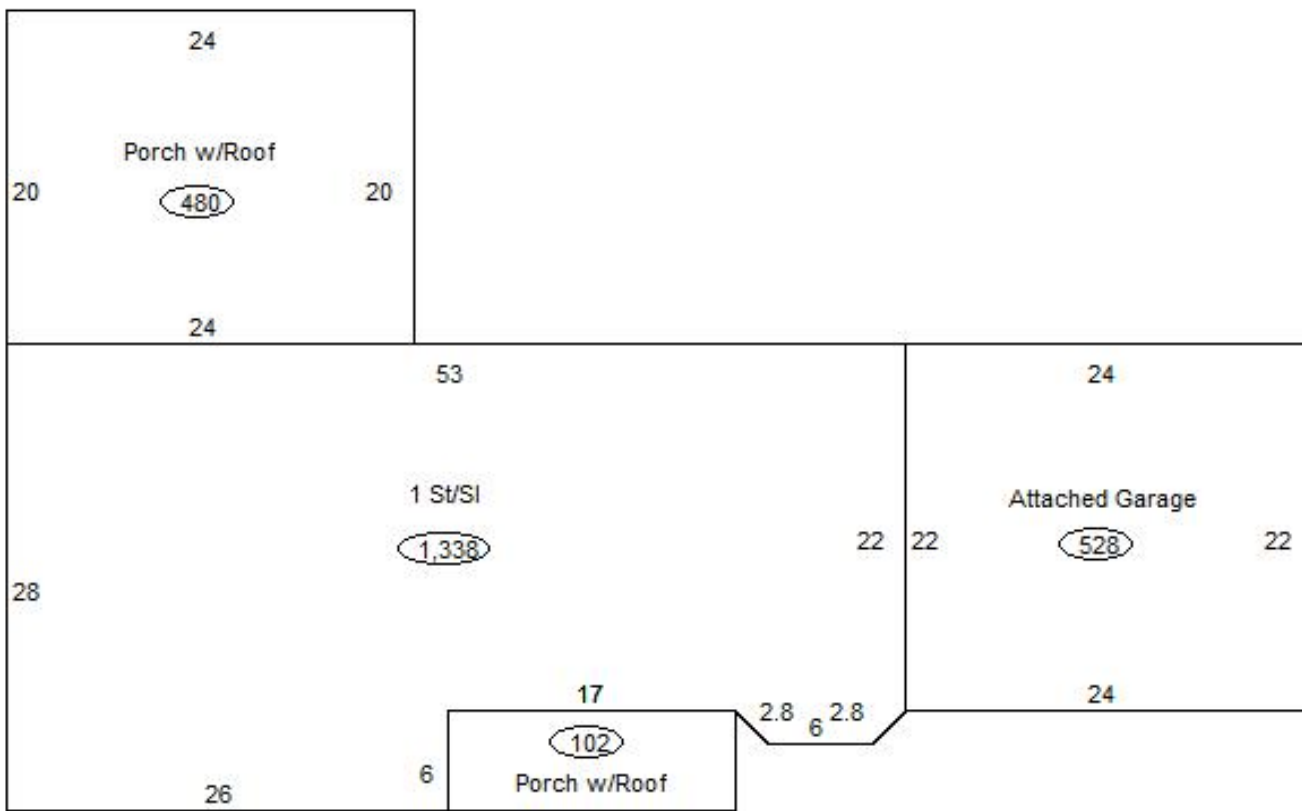
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Sketch Image

660028423



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,338	1.000	1,338
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	102	1.000	102
4	M	PRCH		13	SLBC	480	1.000	480
Total Building Area						1,338		1,338



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CP	Carport Dirt	0x0x0			
	Qual	3	Cond 3	Year 2019	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (3.50 x)					
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					