



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:27:36
 Page 1

Assessment Data					Primary Image																																																																																																															
Account 660029361 Parcel ID 000000-00-0-00018-001-0005 Cadastral ID 34-21-15-03530 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 272734 EAST, ROBERT CHRIS 7144 E BATTENFIELD DR CLAREMORE OK 74019-0000 Parcel Location Situs 07144 BATTENFIELD DR Subdivision BATTENFIELD ACRES Lot/Block 0005 / 0001 Parcel Size 2 - Lots Sec/Twn/Rng 34 / 21 / 15 / 5 Neighborhood 1122 - R-V04-SE VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																				
Legal Description Lat/Long: 36.25341498 -95.70240672 LOTS 4 & 5 BLOCK 1 BATTENFIELD ACRES																																																																																																																				
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Date 04/16/2026
Time 22:27:36
Page 2

Lot Data	Square-Foot - NBHD 1122 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	2	
Non-Ag Acres	0.8921	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	38,859.00 x 1.70 = 66,060	
Factor Value		
Adjustments	1.0000	
Lot Value	66,060	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	2,164 / 2,164
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,164
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1973 / 40

Cost Approach		Manual : 01/2025	
Base Cost	93.48	Total Misc Impr	+ 12,477
Roofing Adj	+ 3.98	Garage Cost	+
Subfloor Adj	+ -1.04	Total RCN	= 256,403
Heat/Cool Adj	+ 11.47	Depreciation (61%)	- 156,406
Plumbing Adj	+ 4.83	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 99,997
Adj Base Cost	= 112.72	Lot Value	+ 66,060
Total Area	x 2,164	Indicated Value	= 166,057
Adjusted Cost	= 243,926	Value Per SqFt	76.74

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	190,674	88.11	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	247,940		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	99,997		
Lot Value	66,060		
Indicated Value	166,057	76.74	Per SqFt
Agland Value			
Site Improvements	37,602		
Total Value	203,659	94.11	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	70209	16x12		192	23.59		4,529
PATO	SLAB PORCH - OPEN	70210	19x16		304	8.38		2,548
PATO	SLAB PORCH - OPEN	70211	7x4		28	10.86		304



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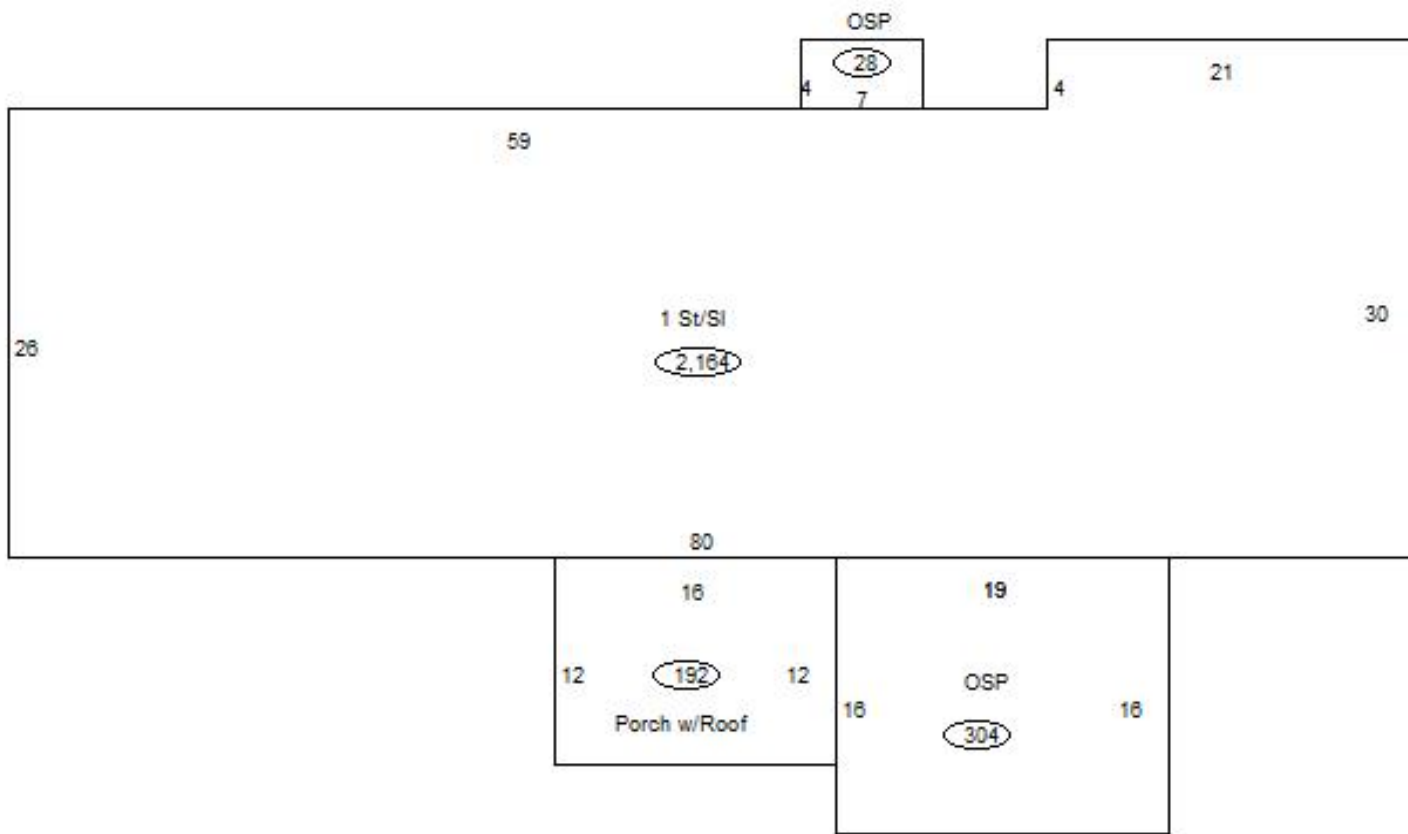
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 Time 22:27:37
 Page 3

Sketch Image

660029361



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,164	1.000	2,164
2	M	PRCH		13	SLBC	192	1.000	192
3	M	PATO		13	Open Slab	304	1.000	304
4	M	PATO		13	Open Slab	28	1.000	28
Total Building Area						2,164		2,164



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Date 04/16/2026
 Time 22:27:37
 Page 4

660029361

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	50x24x0			1,200
	Qual 3	Cond 3	Year 2021	Eff Age	4	
	Valuation Summary Base Cost (33.14 x 1,200) 39,768		Modifier Total	RCN 39,768	Depr (7% Phys/ % Func) 2,784	RCNLD 36,984
	STF	STG FAIR	0x0x0			240
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (4.68 x 240) 1,123		Modifier Total	RCN 1,123	Depr (45% Phys/ % Func) 505	RCNLD 618