



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:28:59
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Assessment Data					Primary Image																																																																																																																				
Account 660029430 Parcel ID 000000-00-0-00027-002-0003 Cadastral ID 34-21-15-04220 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 106734 FULLER, MARIA G 7076 HEATHER DR CLAREMORE OK 74019-0000 Parcel Location Situs 07076 HEATHER DR Subdivision BATTENFIELD ACRES 4 Lot/Block 0003 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 15 / 5 Neighborhood 1122 - R-V04-SE VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.25922875 -95.70329565																																																																																																																									
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Lot Data		Square-Foot - NBHD 1122 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.0114		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	44,058.00 x 1.69 = 74,475		
Factor Value			
Adjustments	1.0000		
Lot Value	74,475		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Stone 25% Frame, Siding, Wood
Base/Total Area	1,339 / 1,339
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,339
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	572 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	170,533	127.36	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	195,030		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.22	Total Misc Impr	+ 9,664				
Roofing Adj	+ 4.44	Garage Cost	+ 15,232				
Subfloor Adj	+ -1.15	Total RCN	= 202,314				
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 89,018				
Plumbing Adj	+ 10.52	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 113,296				
Adj Base Cost	= 132.50	Lot Value	+ 74,475				
Total Area	x 1,339	Indicated Value	= 187,771				
Adjusted Cost	= 177,418	Value Per SqFt	140.23				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	113,296		
Lot Value	74,475		
Indicated Value	187,771	140.23	Per SqFt
Agland Value			
Site Improvements	11,486		
Total Value	199,257	148.81	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	70498	23x6		138	23.81		3,286
PATO	SLAB PORCH - OPEN	70499	12x10		120	10.68		1,282



Rogers

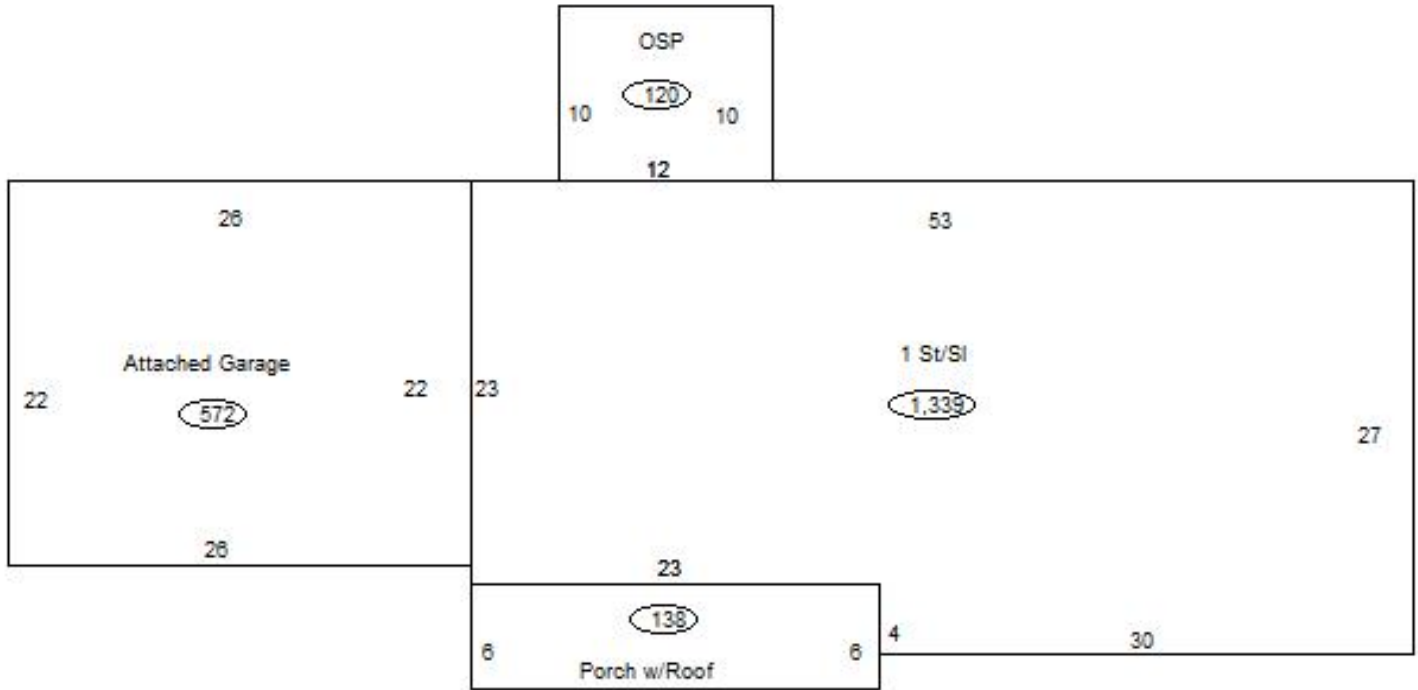
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Sketch Image

660029430



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,339	1.000	1,339
2	G	1		13	Attached Garage	572	1.000	572
3	M	PRCH		13	SLBC	138	1.000	138
4	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						1,339		1,339



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			720
	Qual 2	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)		RCNLD
Base Cost (31.28 x 720)		22,522	22,522	11,036		11,486