



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:22:55
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660029626 Parcel ID 000000-00-0-00633-001-0001 Cadastral ID 34-22-16-04010 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 9 - SEQUOYAH/ NO FIRE Name ID 320876 BOWLIN, BRANDON & JENNIFER L 18007 S QUAIL MEADOW DR CLAREMORE OK 74017-0000 Parcel Location Situs 18007 QUAIL MEADOW DR Subdivision QUAIL MEADOW Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 22 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.35042128 -95.58191990																																																																																																																									
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Lot Data	Square-Foot - NBHD 1029 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.0886 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 47,421.00 x 1.42 = 67,464 Factor Value Adjustments 1.0000 Lot Value 67,464		<p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\111422(3)\IMG_0001.JPG 11/14/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,070 / 1,518
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,070
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1984 / 32

Cost Approach		Manual : 01/2025	
Base Cost	89.38	Total Misc Impr	+ 7,062
Roofing Adj	+ 3.31	Garage Cost	+ 14,325
Subfloor Adj	+ -0.87	Total RCN	= 192,253
Heat/Cool Adj	+ 11.47	Depreciation (42%)	- 80,746
Plumbing Adj	+ 9.27	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 111,507
Adj Base Cost	= 112.56	Lot Value	+ 67,464
Total Area	x 1,518	Indicated Value	= 178,971
Adjusted Cost	= 170,866	Value Per SqFt	117.90

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,924	112.60	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	237,230		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	111,507		
Lot Value	67,464		
Indicated Value	178,971	117.90	Per SqFt
Agland Value			
Site Improvements			
Total Value	178,971	117.90	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	71124	9x5		45	24.13		1,086
PATO	SLAB PORCH - OPEN	71125	9x9		81	10.86		880
SHLT	STORM SHELTER			1	2018	0.00		



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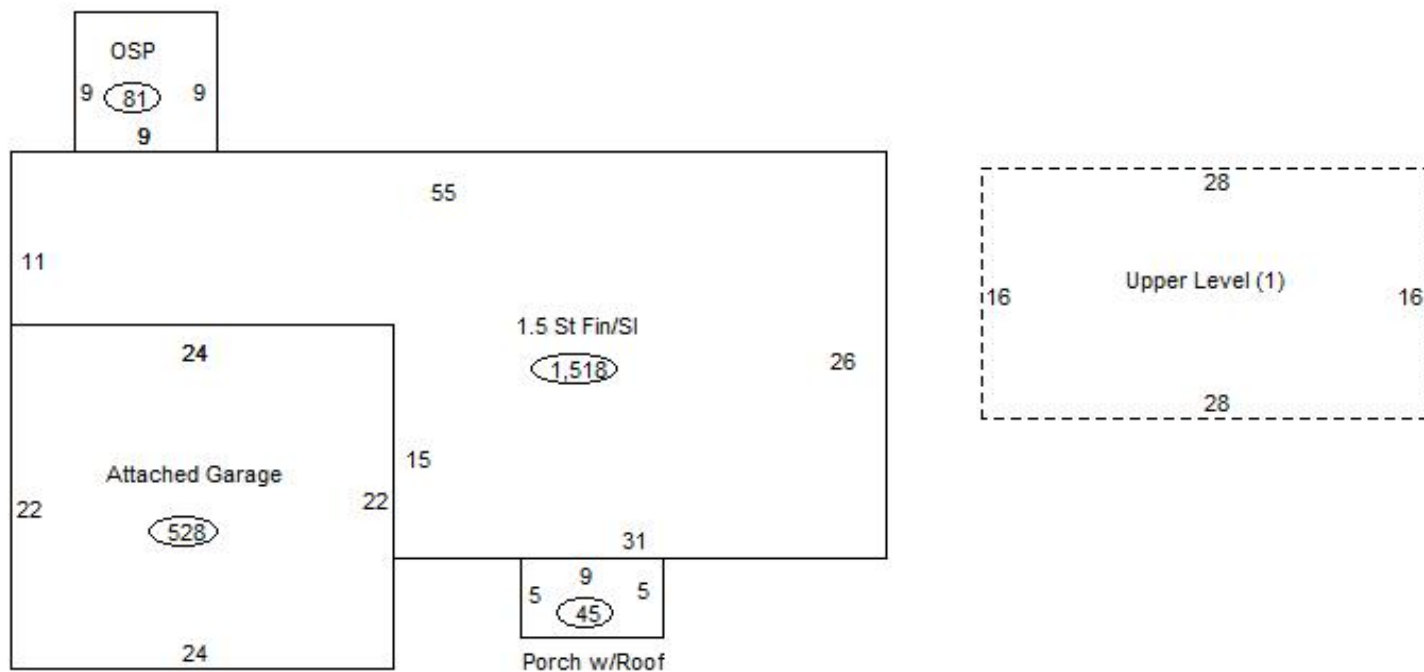
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Sketch Image

660029626



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,070	1.419	1,518
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	45	1.000	45
4	M	PATO		13	Open Slab	81	1.000	81
5	U	^UL		13	Upper Level (1)	448	1.000	448
Total Building Area						1,070		1,518