




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:16:12
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Assessment Data					Primary Image																																																																																																																				
Account 660029637 Parcel ID 000000-00-0-00633-002-0004 Cadastral ID 34-22-16-04120 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 9 - SEQUOYAH/ NO FIRE Name ID 336323 HENDRIX, MATTHEW D 18074 S QUAIL MEADOW DR CLAREMORE OK 74017-0000 Parcel Location Situs 18074 QUAIL MEADOW DR Subdivision QUAIL MEADOW Lot/Block 0004 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 22 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS					 <p>\\tsclient\C\Users\rln\Pictures\2019-07-26\IMG_0017.JPG 8/2/2019</p>																																																																																																																				
Legal Description Lot/Long: 36.34934765 -95.58288147 LOT 4 BLOCK 2 QUAIL MEADOW																																																																																																																									
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Lot Data		Square-Foot - NBHD 1029 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.0011		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	43,606.00 x 1.50 = 65,365		
Factor Value			
Adjustments	1.0000		
Lot Value	65,365		



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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	1,603 / 1,603
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,603
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1999 / 20

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	208,060	129.79	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	243,150		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	112.40	Total Misc Impr	+ 18,627				
Roofing Adj	+ 4.91	Garage Cost	+ 15,422				
Subfloor Adj	+ -2.31	Total RCN	= 254,173				
Heat/Cool Adj	+ 12.64	Depreciation (23%)	- 58,460				
Plumbing Adj	+ 9.68	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 195,713				
Adj Base Cost	= 137.32	Lot Value	+ 65,365				
Total Area	x 1,603	Indicated Value	= 261,078				
Adjusted Cost	= 220,124	Value Per SqFt	162.87				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	195,713		
Lot Value	65,365		
Indicated Value	261,078	162.87	Per SqFt
Agland Value			
Site Improvements			
Total Value	261,078	162.87	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	71177	6x5		30	26.84		805
EPSW	ENCLOSED PORCH - SOLID WALL	71178	176		176	69.36		12,207



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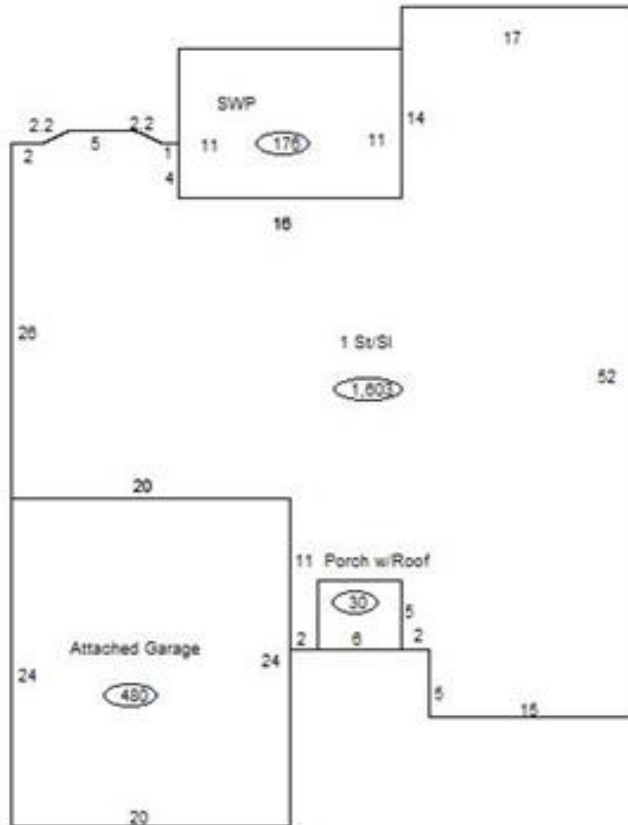
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,603	1.000	1,603
2	G	1		13	Attached Garage	480	1.000	480
3	M	PRCH		13	SLBC	30	1.000	30
4	M	EPSW		13	EPSW	176	1.000	176
Total Building Area						1,603		1,603



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	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)					