



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 22:15:01  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660031516 <b>Parcel ID</b> 000000-00-0-00075-003-0005 <b>Cadastral ID</b> 36-21-15-08460 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 4 <b>Tax Area</b> 80 - VERDIGRIS TOWN/ VERDIGRI <b>Name ID</b> 343642 BATES, DESIREE LYNN & BLAKE DANIEL QUEEN JR  9444 E BIRCHWOOD DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 09444 BIRCHWOOD <b>Subdivision</b> BRIDGEPORT 1 <b>Lot/Block</b> 0005 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 36 / 21 / 15 / 5 <b>Neighborhood</b> 1109 - R-V03-SW VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.25076740 -95.66174470																																																																																																																									
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Lot Data		Square-Foot - NBHD 1109 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.1463							
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	6,375.00 x 5.95 = 37,931							
Factor Value								
Adjustments	1.9302							
Lot Value	73,215							
<b>Residential Data</b>				\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-11-6\IMG_0001 11/7/2023				
Type	1 Single Family Residence			<b>GRM Approach</b>				
Condition	3 - Average			GRM Code				
Quality	2.5 - Fair			Gross Rent 0.00				
Architecture				Indicated Value				
Style	100% One Story			<b>Multiple Regression</b>				
Exterior Wall	95% Frame, Siding, Vinyl 5% Veneer, Masonry			MRA Code 1 Test				
Base/Total Area	1,490 / 1,490			Adusted R 0.8445				
Style	100% One Story			Indicated Value 129,292 86.77 Per SqFt				
HVAC	100% Warmed & Cooled Air			<b>Direct Comparables</b>				
Roof Cover	1 Composition Shingle			Selection Model A Adam Test				
Area on Slab	1,490			Adjustment Model 1 2022 Residential				
Fixture/RghIn	11 /			Comparables 8				
Bed/F/H Bath	3 / 2.0 /			Indicated Value 139,080 Per SqFt				
Basement Area				<b>Value Reconciliation</b>				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements 115,845				
Year/Eff Age	1991 / 26			Lot Value 73,215				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Indicated Value 189,060 126.89 Per SqFt				
Base Cost	93.87	Total Misc Impr	+ 2,463	Agland Value				
Roofing Adj	+ 4.37	Garage Cost	+ 0	Site Improvements				
Subfloor Adj	+ -1.21	Total RCN	= 178,223	Total Value 189,060 126.89 Total Value Per SqFt				
Heat/Cool Adj	+ 11.47	Depreciation ( 35%)	- 62,378					
Plumbing Adj	+ 9.46	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 115,845					
Adj Base Cost	= 117.96	Lot Value	+ 73,215					
Total Area	x 1,490	Indicated Value	= 189,060					
Adjusted Cost	= 175,760	Value Per SqFt	126.89					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	74917	7x7		49	24.11		1,181
PATO	SLAB PORCH - OPEN	74918	12x10		120	10.68		1,282



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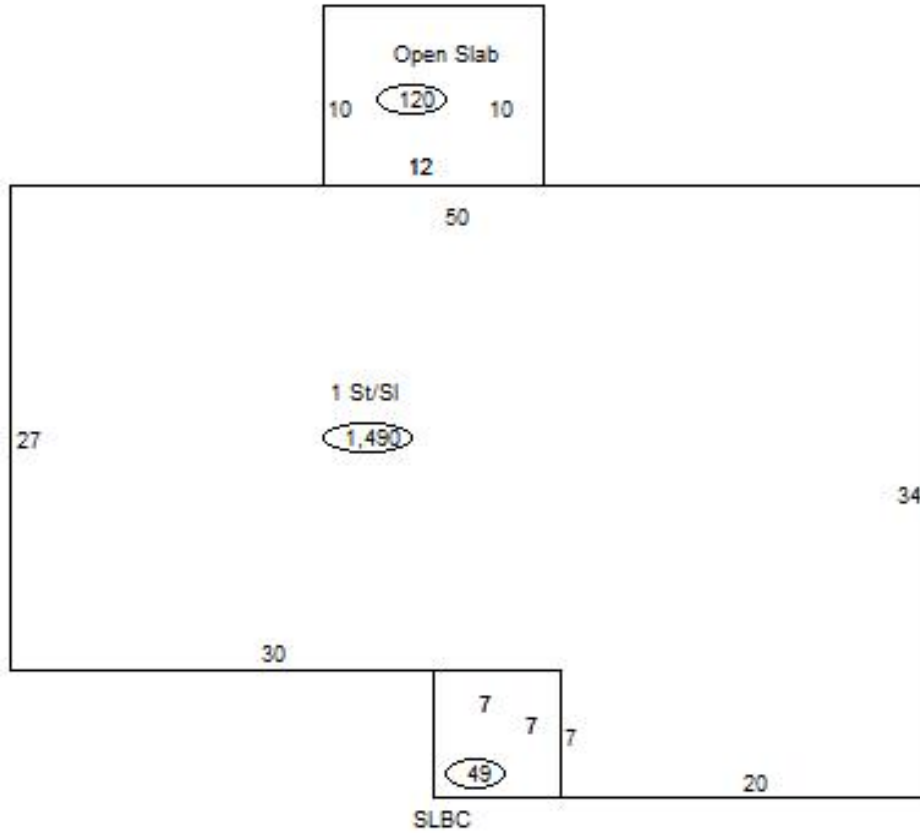
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### Sketch Image

660031516



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,490	1.000	1,490
2	M	PRCH		13	SLBC	49	1.000	49
3	M	PATO		13	Open Slab	120	1.000	120
<b>Total Building Area</b>						1,490		1,490