



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:15:07
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660031518 Parcel ID 000000-00-0-00075-003-0007 Cadastral ID 36-21-15-08480 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 317605 HARMON RENTAL-BRIDGEPORT LLC 9835 E SHADOWLAKE LN CLAREMORE OK 74017-0000 Parcel Location Situs 09464 BIRCHWOOD Subdivision BRIDGEPORT 1 Lot/Block 0007 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 21 / 15 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>\\tsclient\T\TOM\COMMERCIAL PICS\2022-06-27\IMG_0005.JPG 6/29/2022</p>																																																																																																																				
Legal Description Lot/Long: 36.25079362 -95.66141817 LOT 7 BLOCK 3 BRIDGEPORT 1																																																																																																																									
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Lot Data	Square-Foot - NBHD 1109 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.1479 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 6,444.00 x 5.95 = 38,342 Factor Value Adjustments 1.0000 Lot Value 38,342		 <p style="text-align: right; color: orange;">06/27/2022</p> <p>\\tsclient\TOM\COMMERCIAL PICS\2022-06-27\IMG_0005.JPG 6/29/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Masonry
Base/Total Area	1,203 / 1,203
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,203
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1995 / 23

Cost Approach		Manual : 01/2025	
Base Cost	101.85	Total Misc Impr	+ 8,579
Roofing Adj	+ 4.66	Garage Cost	+ 11,700
Subfloor Adj	+ -1.21	Total RCN	= 174,828
Heat/Cool Adj	+ 11.47	Depreciation (30%)	- 52,448
Plumbing Adj	+ 11.70	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 122,380
Adj Base Cost	= 128.47	Lot Value	+ 38,342
Total Area	x 1,203	Indicated Value	= 160,722
Adjusted Cost	= 154,549	Value Per SqFt	133.60

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	151,919	126.28	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	153,120		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	122,380		
Lot Value	38,342		
Indicated Value	160,722	133.60	Per SqFt
Agland Value			
Site Improvements			
Total Value	160,722	133.60	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	74926	183		183	23.63		4,324
PRCH	SLAB PORCH - COVERED	74927	18x10		180	23.64		4,255



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Sketch Image

660031518



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,203	1.000	1,203
2	G	1		13	Attached Garage	400	1.000	400
3	M	PRCH		13	SLBC	183	1.000	183
4	M	PRCH		13	SLBC	180	1.000	180
Total Building Area						1,203		1,203