



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660031814 Parcel ID 000000-00-0-00504-001-0019 Cadastral ID 36-21-16-03670 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 5 - JUSTUS RURAL/NO FIRE Name ID 311016 MILLS, ANTHONY E 24755 S MEADOW CIRCLE DR CLAREMORE OK 74019-0000 Parcel Location Situs 24755 S MEADOW CIRCLE DR Subdivision MEADOWRIDGE ESTATES Lot/Block 0019 / 0001 Parcel Size .5 - Lots Sec/Twn/Rng 36 / 21 / 16 / 5 Neighborhood 1071 - R-V01-SE JUSTUS School District S009 - JUSTUS-TIAWAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\VI Pictures\110922D (3)\IMG_0063.J 11/9/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.25463777 -95.54876403 N 302.50' OF LOT 19 BLOCK 1 MEADOWRIDGE ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1071 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 4.9928 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 217,488.00 x .28 = 60,953 Factor Value Adjustments 1.0000 Lot Value 60,953		
Residential Data Type 1 Single Family Residence Condition 3 - Average Quality 3 - Average Architecture Style 100% One Story Exterior Wall 100% Veneer, Stone Base/Total Area 2,097 / 2,097 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 2,097 Fixture/RghIn 10 / Bed/F/H Bath 4 / 2.5 / Basement Area Garage Type 468 Attached Garage - Unfinished 2 Stalls Remodel Year/Eff Age 1973 / 40		

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 247,901 118.22 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables Indicated Value

Value Reconciliation
Selected Approach Cost Approach Improvements 167,164 Lot Value 60,953 Indicated Value 228,117 108.78 Per SqFt Agland Value Site Improvements 31,386 Total Value 259,503 123.75 Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	111.86	Total Misc Impr	+ 14,024	Roofing Adj	+ 4.64	Garage Cost	+ 15,149
Subfloor Adj	+ -2.19	Total RCN	= 309,563	Heat/Cool Adj	+ 12.64	Depreciation (46%)	- 142,399
Plumbing Adj	+ 6.76	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 167,164
Adj Base Cost	= 133.71	Lot Value	+ 60,953	Total Area	x 2,097	Indicated Value	= 228,117
		Value Per SqFt	108.78	Adjusted Cost	= 280,390		

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	75954		261	261	26.11		6,815
PATO	SLAB PORCH - OPEN	75955	12x12		144	11.07		1,594



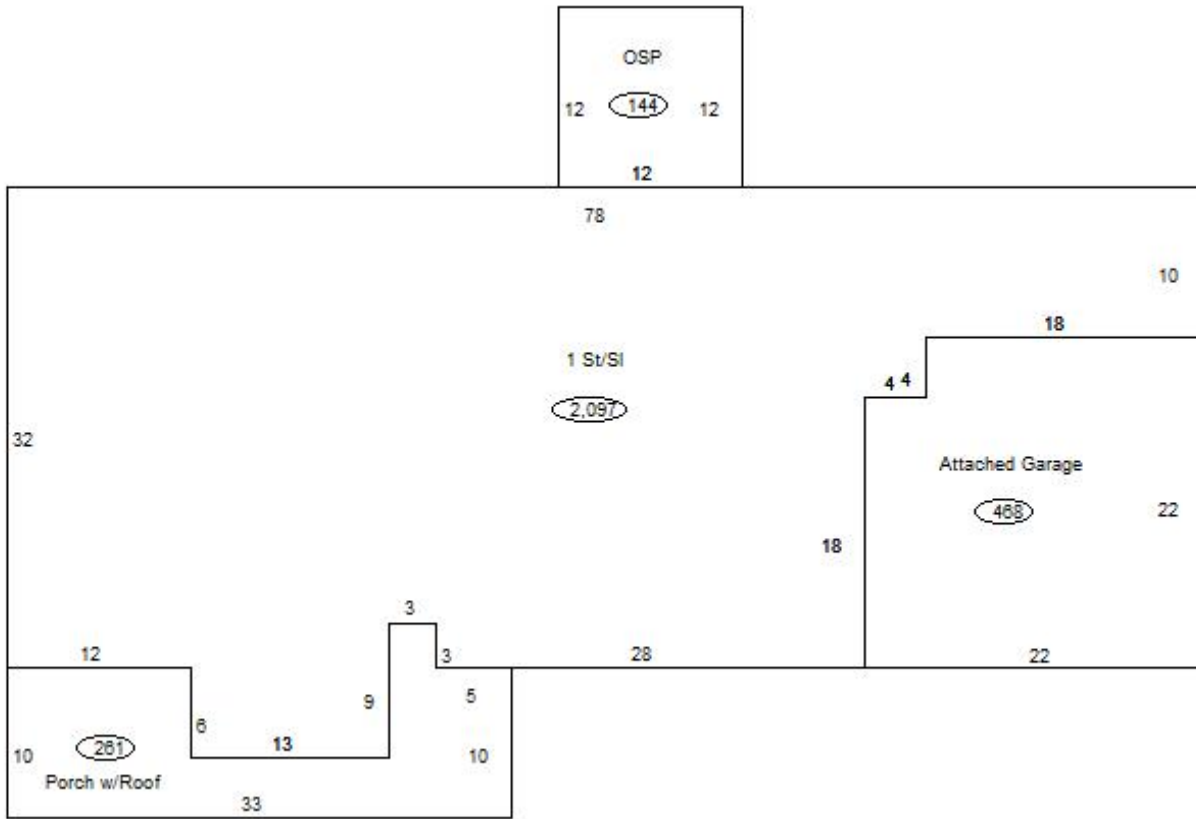
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Sketch Image

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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/SI	2,097	1.000	2,097
2	G	1		13	Attached Garage	468	1.000	468
3	M	PRCH		13	SLBC	261	1.000	261
4	M	PATO		13	Open Slab	144	1.000	144
Total Building Area						2,097		2,097



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	DTGF	DETACHED GARAGE FAIR	0x0x0			1,053	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 1,053)		16,848		16,848	4,212	12,636
	SV	SWIM VINYL	0x0x0			1	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (25,000.00 x 1)		25,000		25,000	6,250	18,750