



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 06:11:25
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660031891 Parcel ID 000000-00-0-00168-002-0007 Cadastral ID 36-22-15-02550 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 341714 JONES, SHANAN & CHRISTOPHER M 9783 E CLOVER CREEK DR CLAREMORE OK 74017-0000 Parcel Location Situs 09783 E CLOVER CREEK DR Subdivision CLOVER CREEKS ESTATE Lot/Block 0007 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 22 / 15 / 5 Neighborhood 1114 - R-V01,4-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\080922(94)\IMG_0029.JPG 8/9/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.34500999 -95.65392853 LOT 7 BLOCK 2 CLOVER CREEKS ESTATES																																																																																																																									
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Date 04/17/2026
 Time 06:11:25
 Page 2

Lot Data	Square-Foot - NBHD 1114 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0035	
Topography		
Street Access		
Utilities		
Amenities	LAND VALUE	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,711.00 x 1.60 = 69,756	
Factor Value		
Adjustments	1.8294	
Lot Value	127,612	

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	2,698 / 2,698
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,698
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	399 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1977 / 37



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	258,199 95.70 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	147,230 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	102.03	Total Misc Impr	+ 12,982
Roofing Adj	+ 4.45	Garage Cost	+ 13,558
Subfloor Adj	+ -2.10	Total RCN	= 357,773
Heat/Cool Adj	+ 12.64	Depreciation (47%)	- 168,153
Plumbing Adj	+ 5.75	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 189,620
Adj Base Cost	= 122.77	Lot Value	+ 127,612
Total Area	x 2,698	Indicated Value	= 317,232
Adjusted Cost	= 331,233	Value Per SqFt	117.58

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	189,620
Lot Value	127,612
Indicated Value	317,232 117.58 Per SqFt
Agland Value	
Site Improvements	
Total Value	317,232 117.58 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
PATO	SLAB PORCH - OPEN	76136	48x10		480	8.60	4,128
PRCH	SLAB PORCH - COVERED	76137	122		122	26.55	3,239



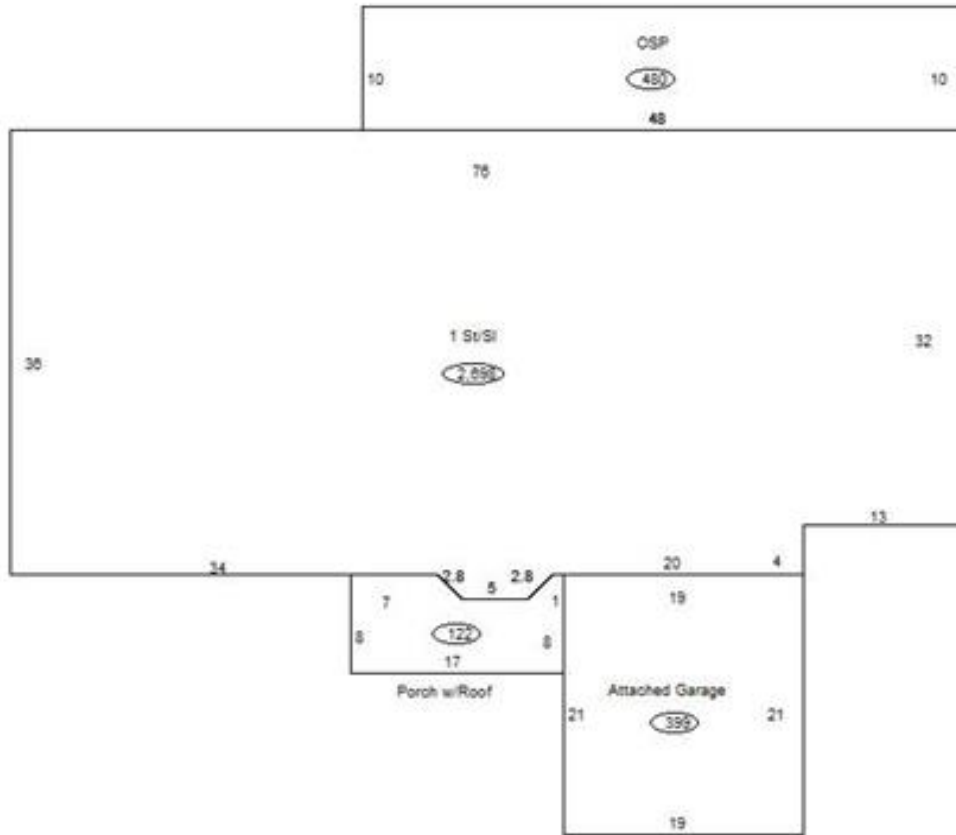
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 Time 06:11:25
 Page 3

Sketch Image

660031891



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,698	1.000	2,698
2	G	1		13	Attached Garage	399	1.000	399
3	M	PATO		13	Open Slab	480	1.000	480
4	M	PRCH		13	SLBC	122	1.000	122
Total Building Area						2,698		2,698



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 Page 4

660031891

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	12x30x0			360
	Qual	2	Cond 3	Year	Eff Age 1520	
	Valuation Summary Base Cost (4.68 x 360) 1,685		Modifier Total 1,685	RCN 1,685	Depr (100% Phys/ % Func) 1,685	RCNLD 1,685
	STF	STG FAIR	10x12x0			120
	Qual	2	Cond 3	Year	Eff Age 1520	
	Valuation Summary Base Cost (4.68 x 120) 562		Modifier Total 562	RCN 562	Depr (100% Phys/ % Func) 562	RCNLD 562