



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 06:36:10
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Assessment Data					Primary Image																																																																																																																				
Account 660054382 Parcel ID 22N16E-25-3-00000-000-0000 Cadastral ID 25-22-16-00210 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 340613 MOORE, JACQUELYN & AUSTIN 17791 S 4180 RD CLAREMORE OK 74017-0000 Parcel Location Situs 17791 S 4180 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 25 / 22 / 16 / 3 Neighborhood 2116 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.35386985 -95.55991157 TR COMMA SW/C SW/4; TH N00-05-58W 925.02' TO POB; TH N00-05-58W 334 .82'; TH N89-47-21E 680'; TH S00-05-58E 313.88'; TH S89-47-21W 432. 23'; TH S00-00-34E 15'; TH S88-24-59W 247.83' TO POB.																																																																																																																									
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	0	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,222 / 2,222
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1993 / 16



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-27\IMG_00 12/27/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	188,045	84.63	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	87.83	Total Misc Impr	+	21,473			
Roofing Adj	+ 4.10	Garage Cost	+				
Subfloor Adj	+ 1.20	Total RCN	=	271,626			
Heat/Cool Adj	+ 11.47	Depreciation (19%)	-	51,609			
Plumbing Adj	+ 7.98	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	220,017			
Adj Base Cost	= 112.58	Lot Value	+				
Total Area	x 2,222	Indicated Value	=	220,017			
Adjusted Cost	= 250,153	Value Per SqFt		99.02			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	220,017		
Lot Value			
Indicated Value	220,017	99.02	Per SqFt
Agland Value	687		
Site Improvements	11,639		
Total Value	232,343	104.56	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	78264	12x6		72	24.04		1,731
PRCH	SLAB PORCH - COVERED	78265	33x6		198	23.57		4,667
EPSW	ENCLOSED PORCH - SOLID WALL	78266	20x8		160	62.37		9,979



Rogers

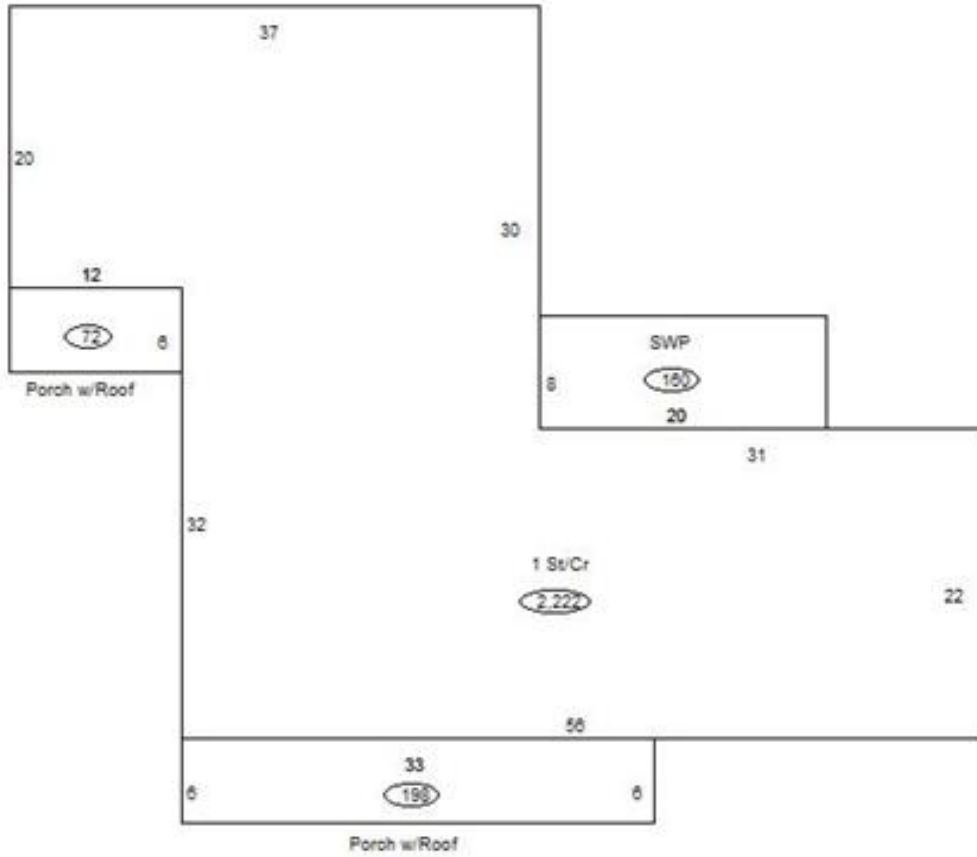
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	2,222	1.000	2,222
2	M	PRCH		13	SLBC	72	1.000	72
3	M	PRCH		13	SLBC	198	1.000	198
4	M	EPSW		13	EPSW	160	1.000	160
Total Building Area						2,222		2,222



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			1,200
	Qual 3	Cond 3	Year 2007	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD	
Base Cost (10.21 x 1,200)		12,252	12,252	613	11,639	



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			2.046	122	122	250	250
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			3.032	144	144	437	437
NTV PST Totals						5.078			687	687
Total Agland						5.078			687	687