



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:37:16
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Assessment Data					Primary Image																																																																																																																				
Account 660056497 Parcel ID 22N16E-18-4-00000-000-0000 Cadastral ID 18-22-16-01450 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 287907 PATTON, ROGER & LORETTA 15730 S CANYON OAKS LN CLAREMORE OK 74017-0000																																																																																																																									
Parcel Location Situs 15730 S CANYON OAKS LN Subdivision Lot/Block / Parcel Size 1.45 - Acres Sec/Twn/Rng 18 / 22 / 16 / 4 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.38448351 -95.63960646 TR IN W2 SE, BEG 100' E NW/C SE/4, S 388.52', S 31-57 E 639.56' TO POB S 31-57 E 210' N 58-02 E 300', N 31-57 W 210' S 58-02 W 300' TO POB					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	1.45	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	74,666.00 x .82 = 61,540	
Factor Value		
Adjustments	1.0000	
Lot Value	61,540	

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	1,889 / 1,889
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,889
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	858 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26

Cost Approach		Manual : 01/2025	
Base Cost	108.80	Total Misc Impr	+ 11,182
Roofing Adj	+ 4.76	Garage Cost	+ 25,560
Subfloor Adj	+ -2.25	Total RCN	= 290,397
Heat/Cool Adj	+ 12.64	Depreciation (32%)	- 92,927
Plumbing Adj	+ 10.33	Lump Sums	+ 2,666
Basement Adj	+ 0.00	RCNLD	= 200,136
Adj Base Cost	= 134.28	Lot Value	+ 61,540
Total Area	x 1,889	Indicated Value	= 261,676
Adjusted Cost	= 253,655	Value Per SqFt	138.53



\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2022-12-3\IMG_002 12/5/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	290,127	153.59	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	200,136		
Lot Value	61,540		
Indicated Value	261,676	138.53	Per SqFt
Agland Value			
Site Improvements	35,407		
Total Value	297,083	157.27	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
PRCH	SLAB PORCH - COVERED	78646		212	212	26.26		5,567
WODO	WOOD DECK - OPEN	141745		98	98	27.20		2,666



Rogers

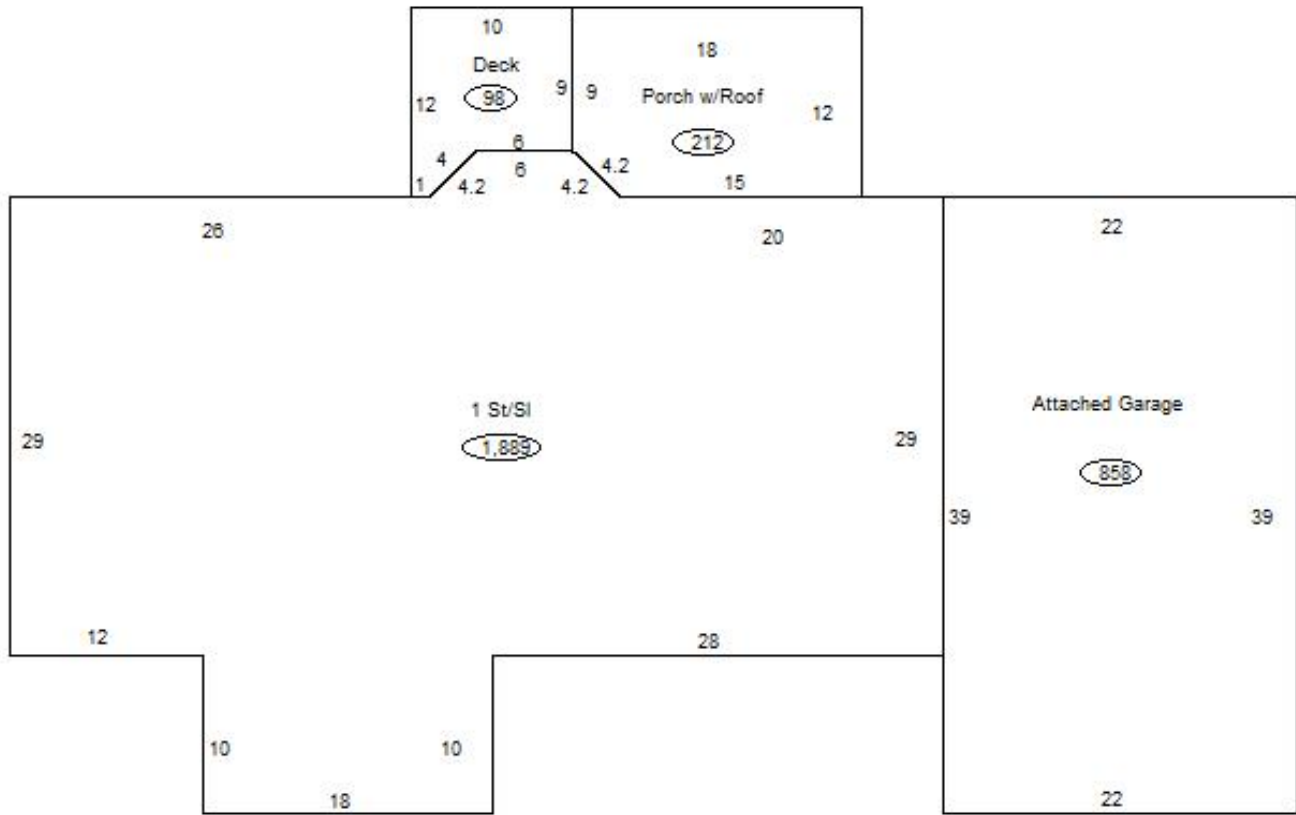
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,889	1.000	1,889
2	G	1		13	Attached Garage	858	1.000	858
3	M	PRCH		13	SLBC	212	1.000	212
4	M	WODO		13	WODO	98	1.000	98
Total Building Area						1,889		1,889



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	24x24x0			576
	Qual 2	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (29.97 x 576)	17,263		17,263	2,589	14,674
	GRDT	GARAGE - DETACHED	0x0x0			1,127
	Qual 3	Cond 3	Year 2006	Eff Age 15		
	Valuation Summary		Modifier Total	RCN	Depr (34% Phys/ % Func)	RCNLD
	Base Cost (27.24 x 1,127)	30,699		30,699	10,438	20,261
	STF	STG FAIR	8x14x0			112
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 112)	524		524	52	472