



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
Account 660070345 Parcel ID 23N16E-28-1-00000-000-0000 Cadastral ID 28-23-16-00720 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 13 - FOYIL/ NW FIRE Name ID 323251 GARTEN, STANLEY V & GLENNA R 11300 S 4160 RD CLAREMORE OK 74017-0000 Parcel Location Situs 11300 S 4160 RD Subdivision Lot/Block / Parcel Size 20 - Acres Sec/Twn/Rng 28 / 23 / 16 / 1 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S007 - FOYIL SCHOOLS									
Legal Description Lat/Long: 36.44782861 -95.59934639									
N2 SE NE					Building Permits				
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	2677/765	ARDEN, DENNIS & CHARLOTTE M	11/28/2017	340,000	YES
					1108/180	FOUR (A), INC.	04/16/1998	40,000	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.682	Current Tax
Remove Cap	2018		Land Value 2,496	2,496	11%	275	Assessed	15,292	1,570.21
Year Frozen	0		Improvements 258,594	136,520		15,017	Penalty	0	
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-88.00
TIF Project ID	0		Total Value 261,090	139,016		15,292	Total Taxable	14,292	1,482.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660070345	GARTEN, STANLEY V & GLENNA R			13	252,567	1000	13,847	1,436.00
2024	2024-660070345	GARTEN, STANLEY V & GLENNA R			13	147,909	1000	13,415	1,423.00
2023	2023-660070345	GARTEN, STANLEY V & GLENNA R			13	127,220	1000	12,995	1,377.00
2022	2022-660070345	GARTEN, STANLEY V & GLENNA R			13	129,023	1000	12,991	1,362.00
2021	2021-660070345	GARTEN, STANLEY V & GLENNA R			13	123,480	1000	12,583	1,277.00
2020	2020-660070345	GARTEN, STANLEY V & GLENNA R			13	123,064	1000	12,537	1,317.00
2019	2019-660070345	GARTEN, STANLEY V & GLENNA R			13	120,058	1000	12,207	1,280.00
2018	2018-660070345	GARTEN, STANLEY V & GLENNA R			13	125,372	1000	12,791	1,324.00
2017	2017-660070345	ARDEN, DENNIS & CHARLOTTE M			13	123,622	1000	11,984	1,223.00
2016	2016-660070345	ARDEN, DENNIS & CHARLOTTE M			13	107,296	1000	10,216	1,091.00
2015	2015-660070345	ARDEN, DENNIS & CHARLOTTE M			13	104,747	1000	9,889	1,036.00
2014	2014-660070345	ARDEN, DENNIS & CHARLOTTE M			13	107,848	1000	9,572	973.00
2013	2013-660070345	ARDEN, DENNIS & CHARLOTTE M			13	101,997	1000	9,264	928.00



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Units Buildable - CHELSEA FOYIL RURAL (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	MTL METAL HOME
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,700 / 1,700
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,700
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2000 / 20

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adusted R	
Indicated Value	

Direct Comparables

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

Cost Approach		Manual : 01/2025	
Base Cost	87.37	Total Misc Impr	+ 2,808
Roofing Adj	+ 4.71	Garage Cost	+
Subfloor Adj	+ -1.07	Total RCN	= 190,454
Heat/Cool Adj	+ 11.24	Depreciation (25%)	- 47,614
Plumbing Adj	+ 8.12	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 142,840
Adj Base Cost	= 110.38	Lot Value	+
Total Area	x 1,700	Indicated Value	= 142,840
Adjusted Cost	= 187,646	Value Per SqFt	84.02

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	142,840		
Lot Value			
Indicated Value	142,840	84.02	Per SqFt
Agland Value	2,496		
Site Improvements	115,754		
Total Value	261,090	153.58	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2016	1	0.00		
PRCH	SLAB PORCH - COVERED	84795	20x6		120	23.40		2,808



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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	10	1 St/SI	1,700	1.000	1,700
2	M	PRCH		10	SLBC	120	1.000	120
Total Building Area						1,700		1,700



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	20x23x10	Concrete	Formed Metal	460
	Qual 4	Cond 3	Year 2016	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (38.88 x 460)	17,885		17,885	2,683	15,202
	BNGP	Barn - General Purpose	40x100x10	Dirt	Formed Metal	4,000
	Qual 4	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (25.92 x 4,000)	103,680		103,680	15,552	88,128
	LNT0	Lean To - Attached	8x100x8	Dirt	Formed Metal	800
	Qual 3	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (43% Phys/ % Func)	RCNLD
	Base Cost (7.53 x 800)	6,024		6,024	2,590	3,434
	LNT0	LEAN-TO	33x8x8	Dirt	Formed Metal	264
	Qual 4	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (43% Phys/ % Func)	RCNLD
	Base Cost (11.83 x 264)	3,123		3,123	1,343	1,780
	LNT0	LEAN-TO	33x8x8	Dirt	Formed Metal	264
	Qual 4	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (43% Phys/ % Func)	RCNLD
	Base Cost (11.83 x 264)	3,123		3,123	1,343	1,780
	CPDT	CARPORT - DETACHED	23x23x10	Concrete	Formed Metal	529
	Qual 3	Cond 3	Year 2015	Eff Age 8		
	Valuation Summary		Modifier Total	RCN	Depr (43% Phys/ % Func)	RCNLD
	Base Cost (10.68 x 529)	5,650		5,650	2,430	3,220
	LOAF	Loafing Shed	30x20x8	Dirt	Formed Metal	600
	Qual 3	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (6.82 x 600)	4,092		4,092	1,882	2,210



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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
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45		0	16.000	108	108	1,728	1,728
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80		0	4.000	192	192	768	768
NTV PST Totals						20.000			2,496	2,496
Total Agland						20.000			2,496	2,496