




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 06:19:48
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Assessment Data					Primary Image																																																																																																																				
Account 660071339 Parcel ID 22N15E-22-1-00000-000-0000 Cadastral ID 22-22-15-00220 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 318685 JONES, JUSTIN K & JENNIFER J 16350 S 4110 RD CLAREMORE OK 74017-0000 Parcel Location Situs 16350 S 4110 RD Subdivision Lot/Block / Parcel Size 10.76 - Acres Sec/Twn/Rng 22 / 22 / 15 / 1 Neighborhood 6020 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					 <p>\\tsclient\C\Users\rln\Pictures\2018-12-20\IMG_0002.JPG 12/20/2018</p>																																																																																																																				
Legal Description Lat/Long: 36.37334972 -95.69171250 SE SW NE & S 25' S2 SE NE																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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>R19 000171</td> <td>R20- NEW 30X40 DTCH ACC BLDG</td> <td>05/2019</td> <td>11/2019</td> <td>22,420</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R19 000171	R20- NEW 30X40 DTCH ACC BLDG	05/2019	11/2019	22,420																																																																																												
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Lot Data		Square-Foot - NBHD 6020 #1		Primary Image				
Lot Size						\\tsclient\C\Users\rln\Pictures\2018-12-20\IMG_0002.JPG 12/20/2018		
Lot Count								
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							0
								0
Method	Square-Foot							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
Residential Data								
Type	1 Single Family Residence							
Condition	3 - Average							
Quality	3.5 - Average							
Architecture								
Style	100% 1 1/2 Story Finished							
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone							
Base/Total Area	1,811 / 2,965							
Style	100% 1 1/2 Story Finished							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	1,811							
Fixture/RghIn	17 /							
Bed/F/H Bath	4 / 4.0 /							
Basement Area								
Garage Type	560 Attached Garage - Unfinished							
Remodel								
Year/Eff Age	2007 / 14							
Cost Approach		Manual : 01/2025						
Base Cost	91.49	Total Misc Impr	+ 35,041					
Roofing Adj	+ 3.35	Garage Cost	+ 21,728					
Subfloor Adj	+ -2.15	Total RCN	= 401,450					
Heat/Cool Adj	+ 14.47	Depreciation (14%)	- 56,203					
Plumbing Adj	+ 9.09	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 345,247					
Adj Base Cost	= 116.25	Lot Value	+ 345,247					
Total Area	x 2,965	Indicated Value	= 345,247					
Adjusted Cost	= 344,681	Value Per SqFt	116.44					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	6,429.63		12,859
PRCH	SLAB PORCH - COVERED	85056	17x13		221	28.73		6,349
PRCH	SLAB PORCH - COVERED	85057	572		572	27.68		15,833
GRM Approach								
GRM Code								
Gross Rent				0.00				
Indicated Value								
Multiple Regression								
MRA Code	1 Test							
Adusted R	0.8445							
Indicated Value	482,003	162.56	Per SqFt					
Direct Comparables								
Selection Model	1 Res							
Adjustment Model	A2 AO Test							
Comparables								
Indicated Value								
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements	345,247							
Lot Value								
Indicated Value	345,247	116.44	Per SqFt					
Agland Value	153							
Site Improvements	119,368							
Total Value	464,768	156.75	Total Value Per SqFt					



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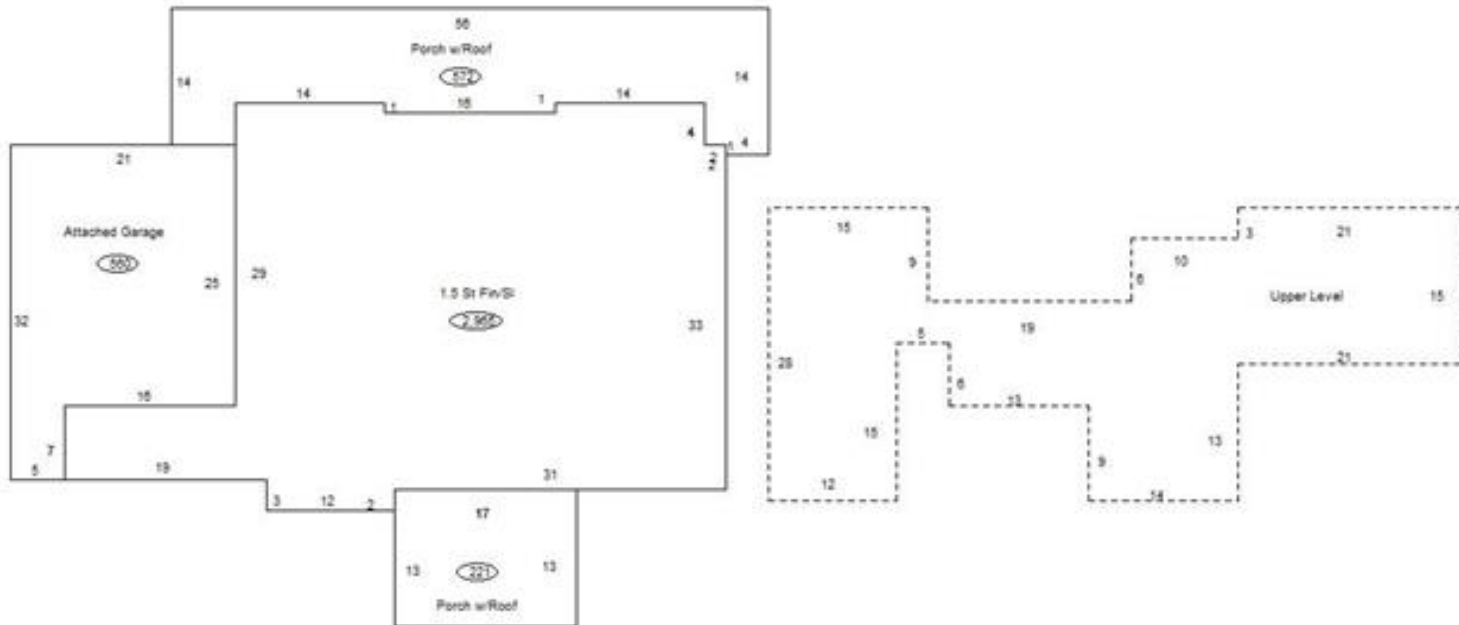
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Sketch Image

660071339



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,811	1.637	2,965
2	U	^UL	Overhang	13	Upper Level	1,154	1.000	1,154
3	G	1		13	Attached Garage	560	1.000	560
4	M	PRCH		13	SLBC	221	1.000	221
5	M	PRCH		13	SLBC	572	1.000	572
Total Building Area						1,811		2,965



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	40x30x0			1,200	
	Qual	3	Cond 3	Year	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (9% Phys/ % Func)	RCNLD	
	Base Cost (33.14 x 1,200)		39,768		39,768	3,579	36,189
	UTIL	SHOP BUILDING	0x0x0			3,360	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
	Base Cost (24.20 x 3,360)		81,312		81,312		81,312
	LT	LEAN-TO	0x0x0			114	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
	Base Cost (2.92 x 114)		333		333		333
	LF	LOAFING SHED	0x0x0			360	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
	Base Cost (4.26 x 360)		1,534		1,534		1,534



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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
RS	ROUGH STONY LAND	NTV PST	20			3.197	48	48	153	153
NTV PST Totals						3.197			153	153
Total Agland						3.197			153	153