



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:30:05
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Assessment Data					Primary Image																																																																																																																				
Account 660079645 Parcel ID 000000-00-0-00319-002-0003 Cadastral ID 02-21-16-07210 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 5 - JUSTUS RURAL/NO FIRE Name ID 319865 FAULCONER, JEFFREY W & SOMMER D 14942 E FIELDSTONE DR N CLAREMORE OK 74017-0000 Parcel Location Situs 14942 E FIELDSTONE DR N Subdivision FIELD STONE ESTATES Lot/Block 0003 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 2 / 21 / 16 / 5 Neighborhood 1058 - R-V01-SE JUSTUS School District S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.33120047 -95.56375365																																																																																																																									
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Lot Data	Square-Foot - NBHD 1029 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.1611	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	
	0	
	0	
Method	Square-Foot	
Base Lot Value	50,576.00 x 1.37 = 69,199	
Factor Value		
Adjustments	1.0000	
Lot Value	69,199	

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,994 / 2,394
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,994
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	969 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2012 / 11

Cost Approach				Manual : 01/2025			
Base Cost	101.90	Total Misc Impr	+	20,202			
Roofing Adj	+ 4.48	Garage Cost	+	36,056			
Subfloor Adj	+ -2.84	Total RCN	=	356,537			
Heat/Cool Adj	+ 14.47	Depreciation (14%)	-	49,915			
Plumbing Adj	+ 7.42	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	306,622			
Adj Base Cost	= 125.43	Lot Value	+	69,199			
Total Area	x 2,394	Indicated Value	=	375,821			
Adjusted Cost	= 300,279	Value Per SqFt		156.98			

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	386,596	161.49	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	370,690		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	306,622		
Lot Value	69,199		
Indicated Value	375,821	156.98	Per SqFt
Agland Value			
Site Improvements	28,500		
Total Value	404,321	168.89	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	114939	415		415	28.10		11,662
PRCH	SLAB PORCH - COVERED	114940	72		72	29.30		2,110



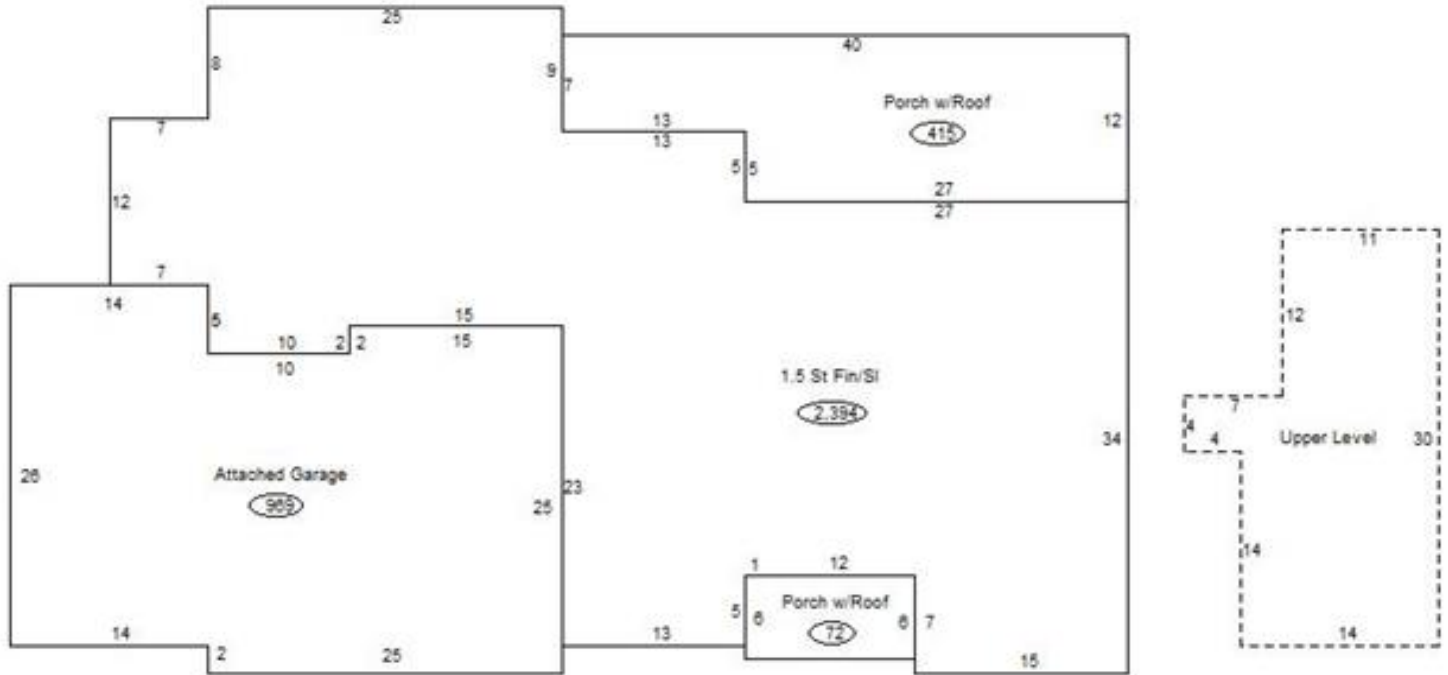
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Sketch Image

660079645



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/Sl	1,994	1.201	2,394
2	U	^UL		13	Upper Level	400	1.000	400
3	M	PRCH		13	SLBC	415	1.000	415
4	M	PRCH		13	SLBC	72	1.000	72
5	G	1		13	Attached Garage	969	1.000	969
Total Building Area						1,994		2,394



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	5	Cond 5	Year	2023	Eff Age 1
		Valuation Summary	Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000	30,000	1,500	28,500