



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 660084160 Parcel ID 22N16E-20-3-00000-000-0000 Cadastral ID 20-22-16-00310 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 282598 EASON, JERRY W TRUSTEE 16800 S COUNTRY DR CLAREMORE OK 74017-0000 Parcel Location Situs 16800 S COUNTRY DR Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 20 / 22 / 16 / 3 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-12\IMG_00: 12/12/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.36806201 -95.62491373 NE/4 SE/4 SW/4																																																																																																																									
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
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		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,589 / 3,475
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,589
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.5 /
Basement Area	
Garage Type	675 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2005 / 16



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	95.92	Total Misc Impr	+ 26,733				
Roofing Adj	+ 3.82	Garage Cost	+ 25,360				
Subfloor Adj	+ -2.50	Total RCN	= 465,722				
Heat/Cool Adj	+ 14.47	Depreciation (17%)	- 79,173				
Plumbing Adj	+ 7.32	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 386,549				
Adj Base Cost	= 119.03	Lot Value	+ 386,549				
Total Area	x 3,475	Indicated Value	= 386,549				
Adjusted Cost	= 413,629	Value Per SqFt	111.24				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	386,549		
Lot Value			
Indicated Value	386,549	111.24	Per SqFt
Agland Value	1,872		
Site Improvements	86,551		
Total Value	474,972	136.68	Total Value Per SqFt

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	102605		224	224	28.72		6,433
PRCH	SLAB PORCH - COVERED	102606		101	101	29.20		2,949
PATO	SLAB PORCH - OPEN	102607		13x10	130	12.62		1,641
PATO	SLAB PORCH - OPEN	102608		27x10	270	10.56		2,851

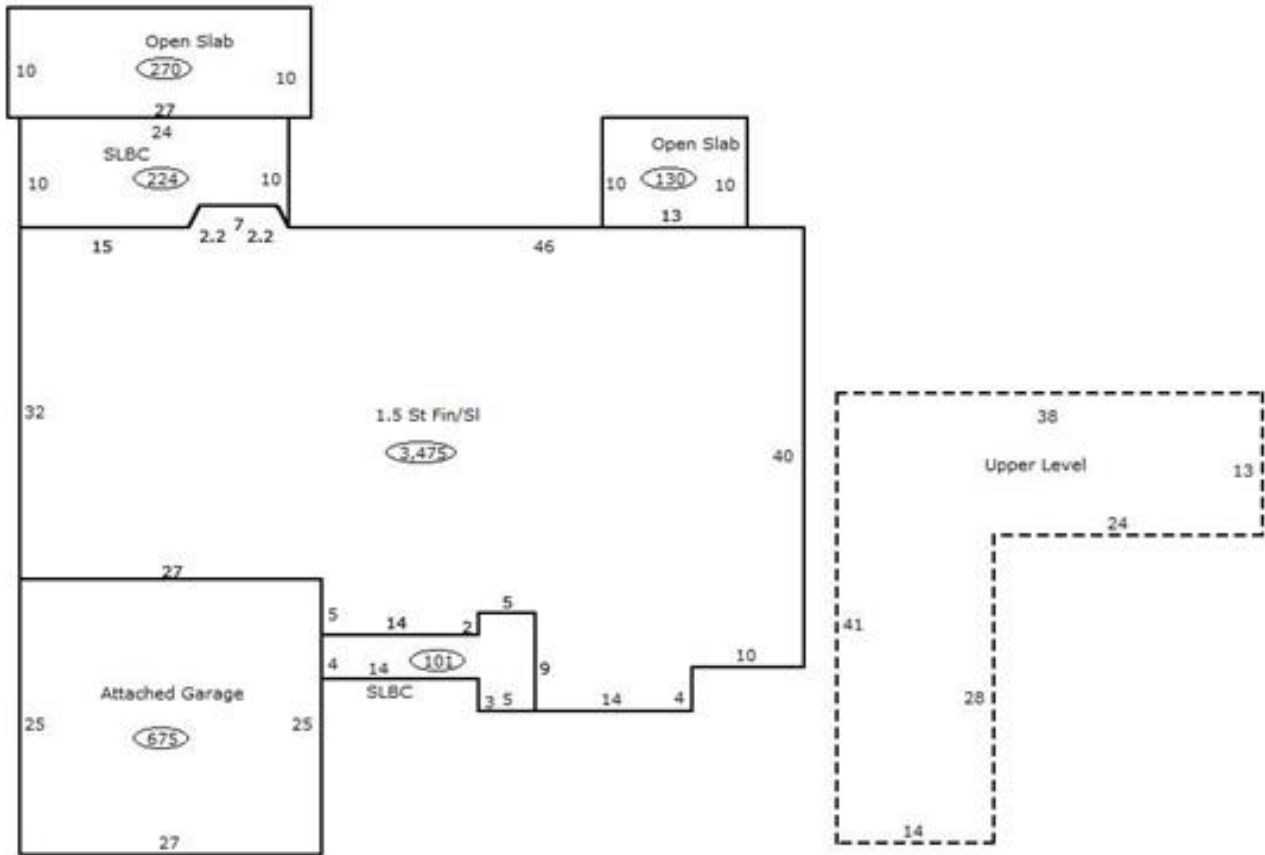


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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,589	1.342	3,475
2	U	^UL	Overhang	13	Upper Level	886	1.000	886
3	G	1		13	Attached Garage	675	1.000	675
4	M	PRCH		13	SLBC	224	1.000	224
5	M	PRCH		13	SLBC	101	1.000	101
6	M	PATO		13	Open Slab	130	1.000	130
7	M	PATO		13	Open Slab	270	1.000	270
Total Building Area						2,589		3,475



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			2,160
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (27.57 x 2,160)		59,551	Modifier Total	RCN	Depr (0% Phys/ % Func)
	SG	SWIM-GUNITE	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (30,000.00 x 1)		30,000	Modifier Total	RCN	Depr (10% Phys/ % Func)



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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
SUB	SUMMIT SILTY CLAY LOAM 1-	NTV PST	78			10.000	187	187	1,872	1,872
NTV PST Totals						10.000			1,872	1,872
Total Agland						10.000			1,872	1,872