



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660085394 <b>Parcel ID</b> 000000-00-0-00922-006-0014 <b>Cadastral ID</b> 02-20-15-11970 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 80 - VERDIGRIS TOWN/ VERDIGRI <b>Name ID</b> 326766 JONES, PAMELA & CHRIS  25275 CREEK BANK TRAIL CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 25275 S CREEK BANK TRL <b>Subdivision</b> WILLOW GORGE <b>Lot/Block</b> 0014 / 0006 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 2 / 20 / 15 / 5 <b>Neighborhood</b> 1146 - R-V03-SW VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.24556568 -95.67800030																																																																																																																									
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Lot Data		Square-Foot - NBHD 1146 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.2684		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	11,694.00 x 3.00 = 35,082		
Factor Value			
Adjustments	1.0000		
Lot Value	35,082		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,424 / 2,424
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,424
Fixture/RghIn	18 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	710 Attached Garage - Finished
Remodel	
Year/Eff Age	2016 / 8

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	315,247 130.05 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	314,940 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	325,867
Lot Value	35,082
Indicated Value	360,949 148.91 Per SqFt
Agland Value	
Site Improvements	
Total Value	360,949 148.91 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.76	Total Misc Impr	+ 14,922
Roofing Adj	+ 4.53	Garage Cost	+ 26,561
Subfloor Adj	+ -2.18	Total RCN	= 354,203
Heat/Cool Adj	+ 12.64	Depreciation ( 8%)	- 28,336
Plumbing Adj	+ 10.26	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 325,867
Adj Base Cost	= 129.01	Lot Value	+ 35,082
Total Area	x 2,424	Indicated Value	= 360,949
Adjusted Cost	= 312,720	Value Per SqFt	148.91

### 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	130209	18x11		198	26.31		5,209
PRCH	SLAB PORCH - COVERED	130210	155		155	26.44		4,098



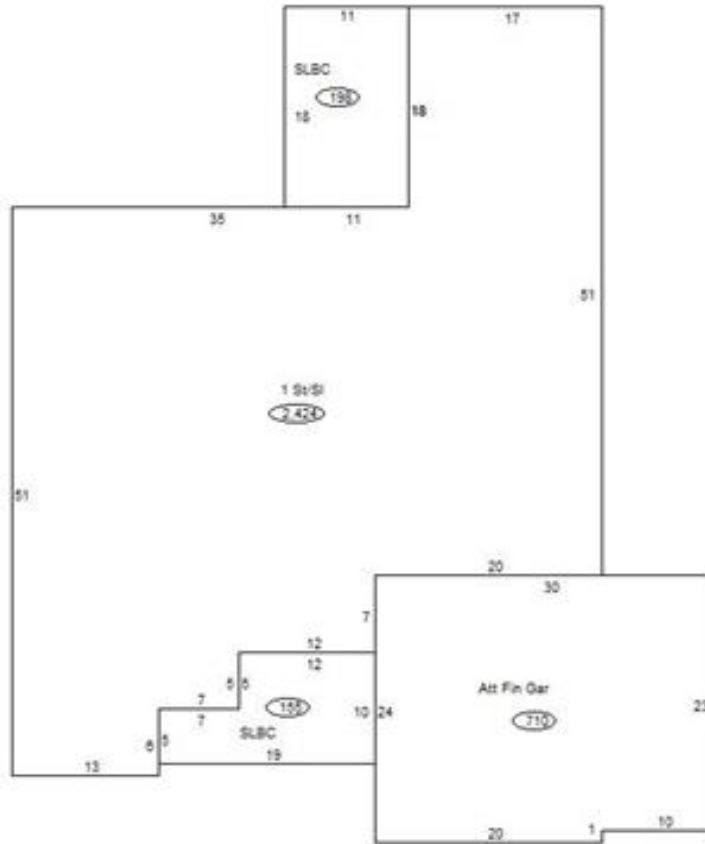
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Sketch Image

660085394



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,424	1.000	2,424
2	G	5		13	Att Fin Gar	710	1.000	710
3	M	PRCH		13	SLBC	198	1.000	198
4	M	PRCH		13	SLBC	155	1.000	155
<b>Total Building Area</b>						2,424		2,424