



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 07:29:07  
 Page 1

Assessment Data				Primary Image																																																																																																																																																																							
<b>Account</b> 660087013 <b>Parcel ID</b> 000000-00-0-10487-001-0006 <b>Cadastral ID</b> 07-21-16-13050 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 321963 COPE, ROBERT W & AMY M  2508 HIGHWOOD PL CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 02508 HIGHWOOD PL <b>Subdivision</b> WESTWOOD VILLAS II <b>Lot/Block</b> 0006 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 7 / 21 / 16 / 5 <b>Neighborhood</b> 1180 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS				<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-11\IMG_003 5/11/2023</p>																																																																																																																																																																							
Legal Description				Building Permits																																																																																																																																																																							
Lat/Long: 36.31169630 -95.64400133 WESTWOOD VILLAS II LOT 6 BLOCK 1				<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 colspan="5"> </td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount																																																																																																																																																													
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Lot Data		Square-Foot - NBHD 1180 #1	
Lot Size	80 x 140		
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.3564		
Topography	LEVEL		
Street Access	W/SIDEWALK		
Utilities	ALL		
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	15,526.00 x 4.15 = 64,433		
Factor Value			
Adjustments	1.0000		
Lot Value	64,433		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-11\IMG\_003 5/11/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,663 / 1,663
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,663
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2006 / 15

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	196,036	117.88	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	203,780		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.84	Total Misc Impr	+ 7,789
Roofing Adj	+ 4.43	Garage Cost	+ 12,100
Subfloor Adj	+ -1.15	Total RCN	= 231,190
Heat/Cool Adj	+ 11.47	Depreciation ( 18%)	- 41,614
Plumbing Adj	+ 8.47	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 189,576
Adj Base Cost	= 127.06	Lot Value	+ 64,433
Total Area	x 1,663	Indicated Value	= 254,009
Adjusted Cost	= 211,301	Value Per SqFt	152.74

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	189,576		
Lot Value	64,433		
Indicated Value	254,009	152.74	Per SqFt
Agland Value			
Site Improvements			
Total Value	254,009	152.74	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	106160	14x6		84	24.00		2,016
PRCH	SLAB PORCH - COVERED	106161	7x4		28	24.18		677



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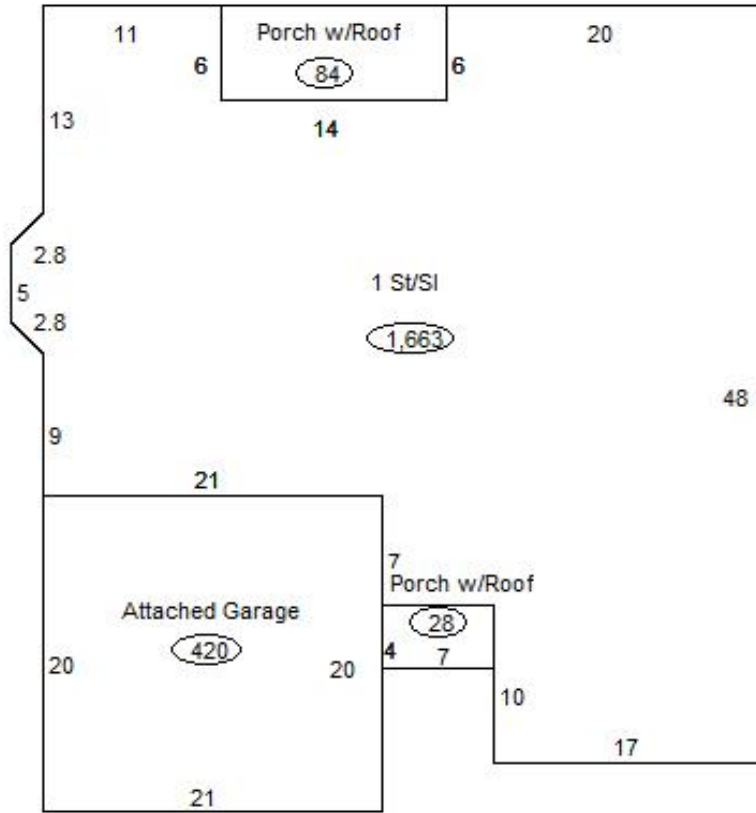
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### Sketch Image

660087013



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,663	1.000	1,663
2	M	PRCH		13	SLBC	84	1.000	84
3	M	PRCH		13	SLBC	28	1.000	28
4	G	1		13	Attached Garage	420	1.000	420
<b>Total Building Area</b>						1,663		1,663