




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 660088622 Parcel ID 22N17E-28-2-00000-000-0000 Cadastral ID 28-22-17-00640 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 318063 MILLER, CRYSTAL L & JEREMY A & JOHN C & GLORIA LEWIS 18616 E 450 RD CLAREMORE OK 74017-0000 Parcel Location Situs 18616 E 450 RD Subdivision Lot/Block / Parcel Size 13.33 - Acres Sec/Twn/Rng 28 / 22 / 17 / 2 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS					 <p>\\tsclient\C\Users\MRF\Pictures\2017-05-22\DCIM\100__05\IMG_5/23/2017</p>																																																																																																																				
Legal Description Lat/Long: 36.36354354 -95.49730490 TR IN NW NE DESC AS BEG 50' E OF NW/C THEREOF; S89.4801E 453 15'; S00.0401E 1317.30'; N89.4754W 351.44'; N00.0832W 150'; N89 4754W 100'; N00.0831W 1167.29' TO POB.										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</td> <td>R20-ADDITIONAL 911 ADDR ASSIGNEI</td> <td>02/2018</td> <td>06/2019</td> <td></td> </tr> <tr> <td>R18</td> <td>R18-NEW SFR</td> <td>12/2016</td> <td>05/2017</td> <td></td> </tr> <tr> <td>R7</td> <td>R7 SPLIT MOVED IMP HERE</td> <td>08/2006</td> <td>01/2007</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R19	R20-ADDITIONAL 911 ADDR ASSIGNEI	02/2018	06/2019		R18	R18-NEW SFR	12/2016	05/2017		R7	R7 SPLIT MOVED IMP HERE	08/2006	01/2007																																																																																								
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Lot Data		Square-Foot - NBHD 4070 #1	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres	13.1303		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	571,957.00 x .29 = 164,769		
Factor Value			
Adjustments	1.0000		
Lot Value	164,769		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	2,543 / 2,543
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,543
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	644 Attached Garage - Finished
Remodel	
Year/Eff Age	2017 / 7

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	382,600	150.45	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	111.24	Total Misc Impr	+	20,881			
Roofing Adj	+ 5.81	Garage Cost	+	37,262			
Subfloor Adj	+ -4.58	Total RCN	=	410,781			
Heat/Cool Adj	+ 16.31	Depreciation (7%)	-	28,755			
Plumbing Adj	+ 9.89	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	382,026			
Adj Base Cost	= 138.67	Lot Value	+	164,769			
Total Area	x 2,543	Indicated Value	=	546,795			
Adjusted Cost	= 352,638	Value Per SqFt		215.02			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	382,026		
Lot Value	164,769		
Indicated Value	546,795	215.02	Per SqFt
Agland Value			
Site Improvements			
Total Value	546,795	215.02	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134225	372		372	31.71		11,796
PRCH	SLAB PORCH - COVERED	134226	284		284	31.99		9,085



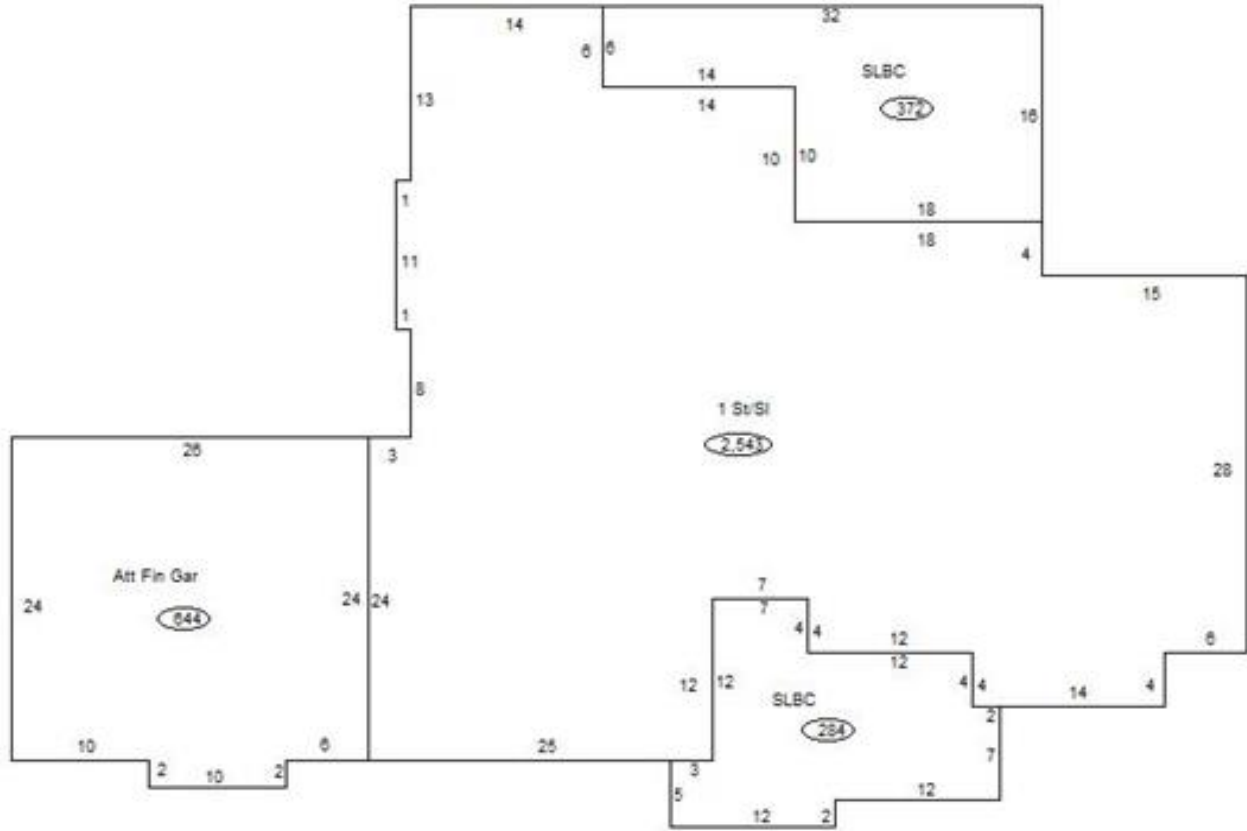
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Sketch Image

660088622



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,543	1.000	2,543
2	G	5		13	Att Fin Gar	644	1.000	644
3	M	PRCH		13	SLBC	372	1.000	372
4	M	PRCH		13	SLBC	284	1.000	284
Total Building Area						2,543		2,543



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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	580 / 580
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	580
Fixture/RghIn	4 /
Bed/F/H Bath	1 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2017 / 7

MOTHER IN LAW QUARTERS 5/23/2017

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	142.25	Total Misc Impr	+	8,143	
Roofing Adj	+ 7.80	Garage Cost	+		
Subfloor Adj	+ -6.07	Total RCN	=	109,051	
Heat/Cool Adj	+ 16.31	Depreciation (7%)	-	7,634	
Plumbing Adj	+ 13.69	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	101,417	
Adj Base Cost	= 173.98	Lot Value	+		
Total Area	x 580	Indicated Value	=	101,417	
Adjusted Cost	= 100,908	Value Per SqFt		174.86	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	101,417		
Lot Value			
Indicated Value	101,417	174.86	Per SqFt
Agland Value			
Site Improvements			
Total Value	101,417	174.86	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	134257	18x7		126	36.17		4,557
CPDT	CARPORT - DETACHED	134258	21x12		252	14.23		3,586



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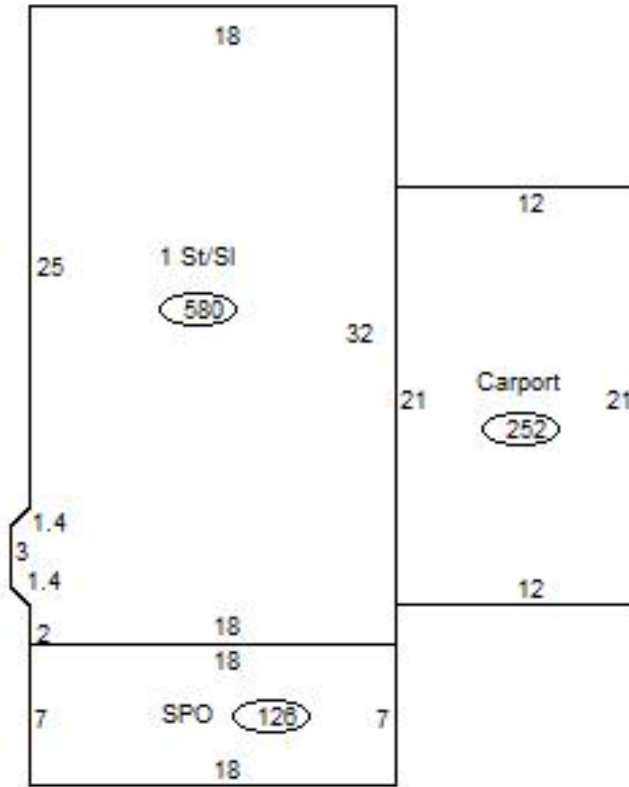
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Sketch Image

660088622



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	580	1.000	580
2	M	EPKS		13	Screen Porch	126	1.000	126
3	M	CPDT		13	Carport	252	1.000	252
Total Building Area						580		580



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Lot Data		Primary Image						
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Residential Data								
Type 1 Single Family Residence Condition 3 - Average Quality 5 - Very Good Architecture TRAD TRADITIONAL Style 100% One Story Exterior Wall 90% Frame, Stucco 10% Veneer, Masonry Base/Total Area 3,637 / 3,637 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 3,637 Fixture/RghIn 14 / Bed/F/H Bath 3 / 3.0 / Basement Area Garage Type 761 Attached Garage - Finished Remodel Year/Eff Age 2019 / 5		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 112.22 Roofing Adj + 6.25 Subfloor Adj + -4.31 Heat/Cool Adj + 18.45 Plumbing Adj + 7.84 Basement Adj + 0.00 Adj Base Cost = 140.45 Total Area x 3,637 Adjusted Cost = 510,817	Total Misc Impr + 51,699 Garage Cost + 49,024 Total RCN = 611,540 Depreciation (5%) - 30,577 Lump Sums + 0 RCNLD = 580,963 Lot Value + Indicated Value = 580,963 Value Per SqFt 159.74	Value Reconciliation Selected Approach Cost Approach Improvements 580,963 Lot Value 580,963 159.74 Per SqFt Agland Value Site Improvements 80,474 Total Value 661,437 181.86 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	8,198.48		16,397
SHLT	STORM SHELTER	0		1	2019	1	0.00	
PRCH	SLAB PORCH - COVERED	141382	8x7		56	37.14		2,080
PRCH	SLAB PORCH - COVERED	141383	987		987	33.66		33,222



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Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

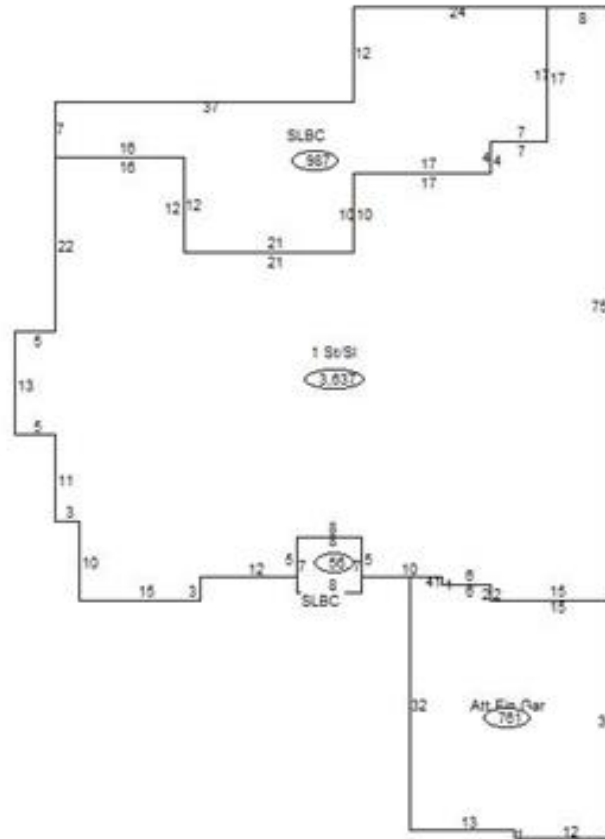
Date 04/17/2026

Time 14:44:44

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Sketch Image

660088622



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1 St/SI	3,637	1.000	3,637
2	G	5		20	Att Fin Gar	761	1.000	761
3	M	PRCH		20	SLBC	56	1.000	56
4	M	PRCH		20	SLBC	987	1.000	987
Total Building Area						3,637		3,637



Rogers




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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SPLG	SWIM-GUNITE	16x34x0	Concrete		544	
	Qual	5	Cond 5	Year 2019	Eff Age 3		
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD	
	Base Cost (59.90 x 544)		32,586		32,586	4,888	27,698
	UTIL	SHOP BUILDING	50x30x14	Concrete	Formed Metal	1,500	
	Qual	4	Cond 4	Year 2018	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (9% Phys/ % Func)	RCNLD	
	Base Cost (34.88 x 1,500)		52,320		52,320	4,709	47,611
	LNT0	LEAN-TO	50x15x12	Gravel	Formed Metal	750	
	Qual	4	Cond 4	Year 2018	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD	
	Base Cost (9.98 x 750)		7,485		7,485	2,320	5,165