



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 07:03:23
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Assessment Data				Primary Image																																																																																																																					
Account 660092395 Parcel ID 21N15E-11-2-00000-000-0000 Cadastral ID 11-21-15-01731 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 287411 MANN, TAYLOR J & LIBERTY D 20160 S 4112 RD CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 20160 S 4112 RD Subdivision Lot/Block / Parcel Size 4.91 - Acres Sec/Twn/Rng 11 / 21 / 15 / 2 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.31934165 -95.68353909 N 506' OF E 679' S/2 NW/4 NW/4; LESS S 141' OF E 309' THEREOF AND LESS N 182.80' OF E 476.58' THEREOF.				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>R2013 08 6</td> <td>R15-NEW 2580 SQ FT SFR</td> <td>08/2013</td> <td>06/2014</td> <td>250,000</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R2013 08 6	R15-NEW 2580 SQ FT SFR	08/2013	06/2014	250,000																																																																																																						
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Lot Data		Square-Foot - NBHD 6080 #1	
Lot Size			
Lot Count			
Units Buildable	4.91		
Non-Ag Acres	4.9159		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	214,136.00 x .53 = 114,335		
Factor Value			
Adjustments	1.0000		
Lot Value	114,335		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,643 / 2,643
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,643
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	740 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2014 / 9

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	362,590 137.19 Per SqFt

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach
Improvements	360,714
Lot Value	114,335
Indicated Value	475,049 179.74 Per SqFt
Agland Value	
Site Improvements	
Total Value	475,049 179.74 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.73	Total Misc Impr	+ 18,762
Roofing Adj	+ 5.12	Garage Cost	+ 27,535
Subfloor Adj	+ -3.32	Total RCN	= 396,389
Heat/Cool Adj	+ 14.47	Depreciation (9%)	- 35,675
Plumbing Adj	+ 8.46	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 360,714
Adj Base Cost	= 132.46	Lot Value	+ 114,335
Total Area	x 2,643	Indicated Value	= 475,049
Adjusted Cost	= 350,092	Value Per SqFt	179.74

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	120488		317	317	28.42		9,009
PRCH	SLAB PORCH - COVERED	120489		114	114	29.15		3,323



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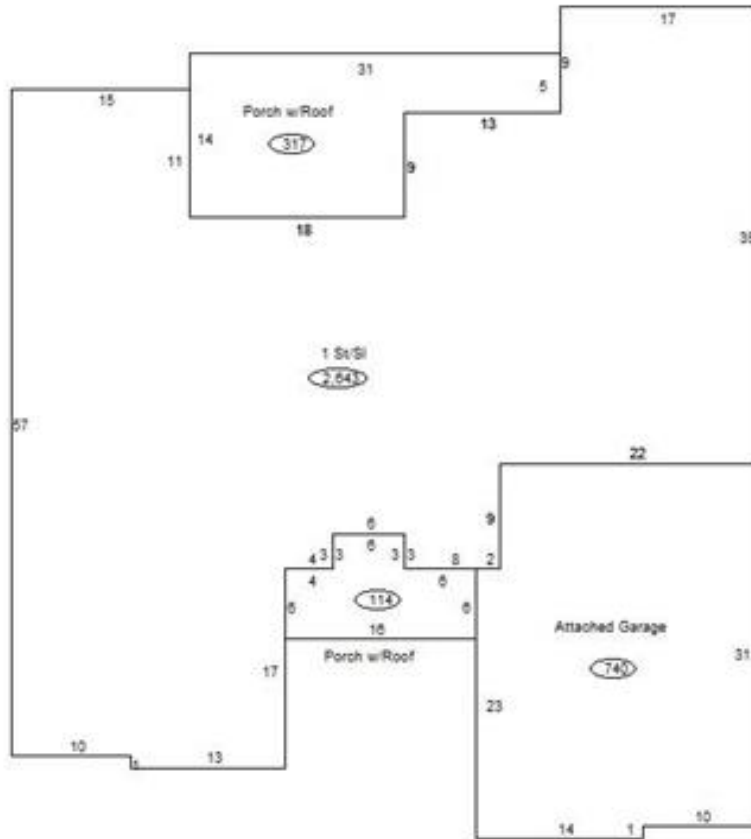
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Sketch Image

660092395



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,643	1.000	2,643
2	G	1		13	Attached Garage	740	1.000	740
3	M	PRCH		13	SLBC	317	1.000	317
4	M	PRCH		13	SLBC	114	1.000	114
Total Building Area						2,643		2,643