



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:22:04
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660093168 Parcel ID 21N15E-02-2-00000-000-0000 Cadastral ID 02-21-15-00310 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 303724 TAYLOR, DAVID L & JULIE A 8428 E 470 RD CLAREMORE OK 74017-0000 Parcel Location Situs 08428 E 470 RD Subdivision Lot/Block / Parcel Size 3.65 - Acres Sec/Twn/Rng 2 / 21 / 15 / 2 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.33354638 -95.68044399 COMM AT NW/C SEC 2; TH N88-49-21E 1928.28' TO POB; TH S01-42-14E 945.26'; TH S88-49-30W 331.5'; TH S01-42-14E 361.5'; TH N88-49-30E 361.5'; TH N01-42-14W 1306.76'; TH S88-49-21W 30' 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>R2012 0523</td> <td>R14-NEW 2500 SQ FT SFR</td> <td>06/2012</td> <td>07/2013</td> <td>232,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2012 0523	R14-NEW 2500 SQ FT SFR	06/2012	07/2013	232,000																																																																																																	
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Date 04/18/2026
Time 06:22:04
Page 2

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% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,446 / 2,446
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,446
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	754 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2013 / 10

Cost Approach		Manual : 01/2025	
Base Cost	96.07	Total Misc Impr	+ 56,849
Roofing Adj	+ 4.93	Garage Cost	+ 28,056
Subfloor Adj	+ -3.22	Total RCN	= 381,849
Heat/Cool Adj	+ 14.47	Depreciation (10%)	- 38,185
Plumbing Adj	+ 9.15	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 343,664
Adj Base Cost	= 121.40	Lot Value	+ 343,664
Total Area	x 2,446	Indicated Value	= 343,664
Adjusted Cost	= 296,944	Value Per SqFt	140.50

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Value Reconciliation		
Selected Approach	Cost Approach	
Improvements	343,664	
Lot Value		
Indicated Value	343,664	140.50 Per SqFt
Agland Value	818	
Site Improvements	37,360	
Total Value	381,842	156.11 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	117794	1900		1,900	25.39		48,241
PATO	SLAB PORCH - OPEN	117795	18x10		180	12.10		2,178
FPR1	Fireplace - Residential 1 Story			1	1	6,429.63		6,430



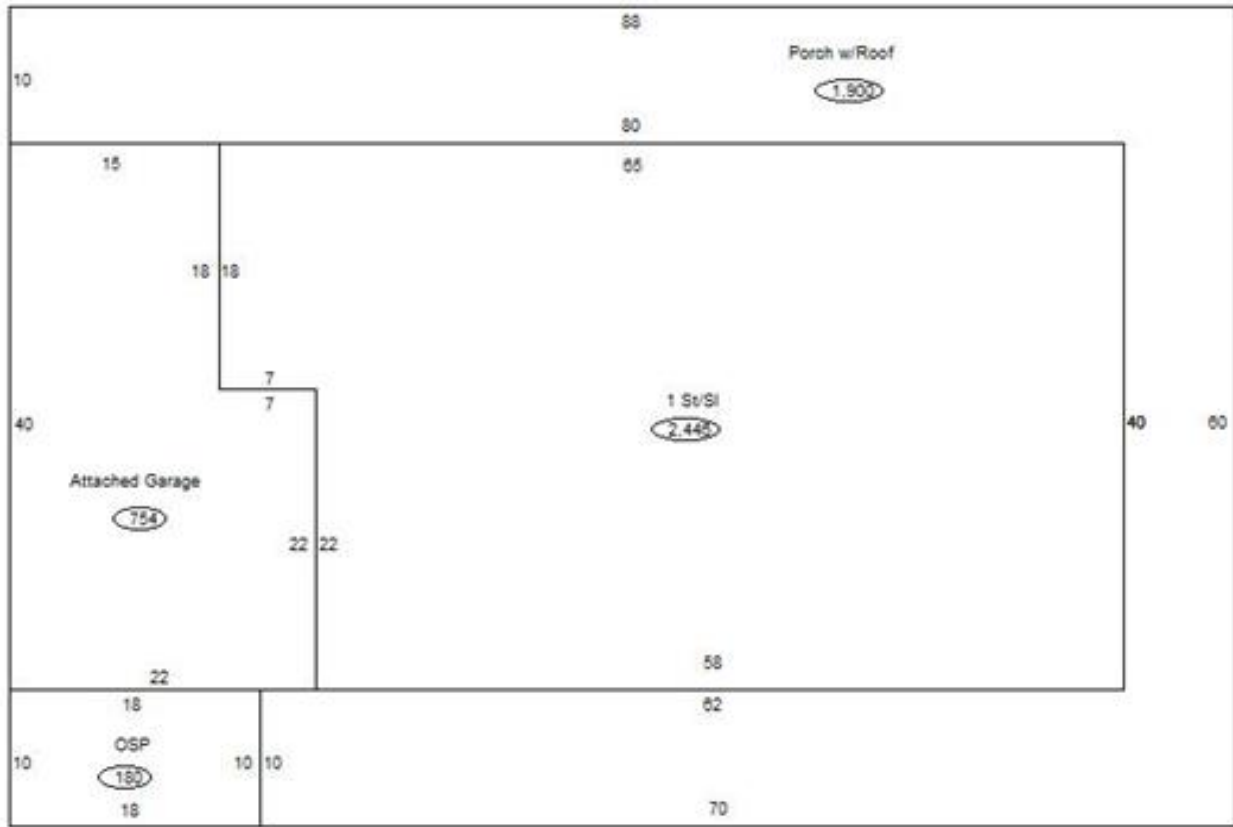
Rogers
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Date 04/18/2026
 Time 06:22:04
 Page 3

Sketch Image

660093168



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,446	1.000	2,446
2	G	1		13	Attached Garage	754	1.000	754
3	M	PRCH		13	SLBC	1,900	1.000	1,900
4	M	PATO		13	Open Slab	180	1.000	180
Total Building Area						2,446		2,446



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Date 04/18/2026
 Time 06:22:04
 Page 4

660093168

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	25x32x0			800
	Qual 3	Cond 3	Year 2018	Eff Age 6		
	Valuation Summary		Modifier Total		RCN	Depr (24% Phys/ % Func)
Base Cost (12.32 x 800)		9,856		9,856	2,365	7,491
	UTIL	SHOP BUILDING	40x30x14			1,200
	Qual 2	Cond 3	Year 2012	Eff Age 11		
	Valuation Summary		Modifier Total		RCN	Depr (22% Phys/ % Func)
Base Cost (30.04 x 1,200)		36,048		36,048	7,931	28,117
	LT	LEAN-TO	40x15x0			600
	Qual 3	Cond 3	Year 2012	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)
Base Cost (2.92 x 600)		1,752		1,752		1,752



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Date 04/18/2026
Time 06:22:05
Page 5

Agland Inventory

660093168

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
NAB	NEWTONIA SILT LOAM 1-3% S	IMP PST	80			3.650	224	224	818	818
IMP PST Totals						3.650			818	818
Total Agland						3.650			818	818