



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 08:44:46  
Page 1

Assessment Data					Primary Image																																																																																																												
<b>Account</b> 660096293 <b>Parcel ID</b> 21N16E-30-2-10550-002-0009 <b>Cadastral ID</b> 30-21-16-11530 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 85 - CLRM SD-VERD TOWN/FIRE <b>Name ID</b> 316136 LUNN, CHARLES K  23137 S JEWELL DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 23137 S JEWELL DR <b>Subdivision</b> KING RIDGE <b>Lot/Block</b> 0009 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 21 / 16 / 5 <b>Neighborhood</b> 1166 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																	
<b>Legal Description</b> Lat/Long: 36.27673549 -95.64705118																																																																																																																	
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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.179		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	7,800.00 x 5.69 = 44,400		
Factor Value			
Adjustments	1.0000		
Lot Value	44,400		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Vinyl
Base/Total Area	1,208 / 1,208
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,208
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 / 8

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1	Test
Adusted R	0.8445	
Indicated Value	181,218	150.01 Per SqFt

### Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	8	
Indicated Value	164,820	Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	161,229		
Lot Value	44,400		
Indicated Value	205,629	170.22	Per SqFt
Agland Value			
Site Improvements			
Total Value	205,629	170.22	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.46	Total Misc Impr	+ 2,262
Roofing Adj	+ 4.75	Garage Cost	+ 11,700
Subfloor Adj	+ -1.22	Total RCN	= 177,175
Heat/Cool Adj	+ 11.47	Depreciation ( 9%)	- 15,946
Plumbing Adj	+ 11.65	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 161,229
Adj Base Cost	= 135.11	Lot Value	+ 44,400
Total Area	x 1,208	Indicated Value	= 205,629
Adjusted Cost	= 163,213	Value Per SqFt	170.22

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	123352	13x6		78	24.02		1,874
PRCH	SLAB PORCH - COVERED	123353	4x4		16	24.22		388



# Rogers

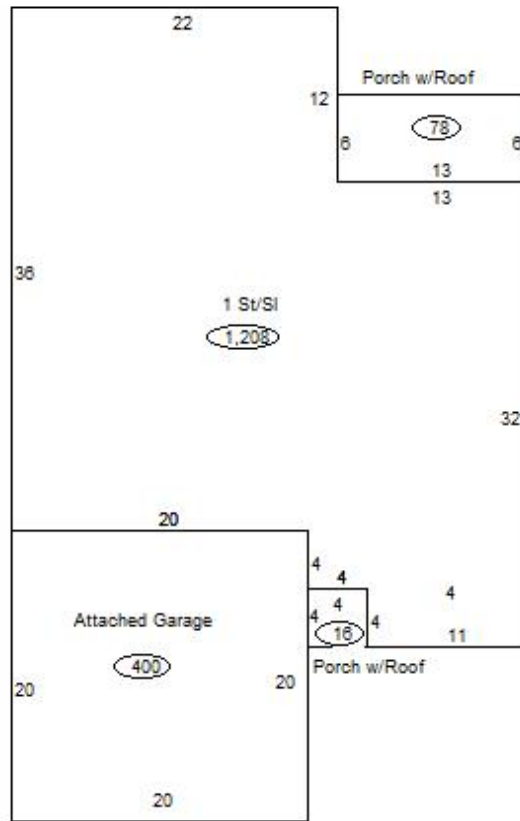
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Sketch Image

660096293



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,208	1.000	1,208
2	G	1		13	Attached Garage	400	1.000	400
3	M	PRCH		13	SLBC	78	1.000	78
4	M	PRCH		13	SLBC	16	1.000	16
<b>Total Building Area</b>						1,208		1,208