



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:14:54
Page 1

Assessment Data					Primary Image																																																																																												
Account 660098920 Parcel ID 000000-00-0-00412-003-0010 Cadastral ID 30-21-16-12130 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 342569 WEILERT, BRANDI 23246 S BESSIE BLVD CLAREMORE OK 74019-0000 Parcel Location Situs 23246 S BESSIE BLVD Subdivision KING RIDGE II Lot/Block 0010 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1166 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																	
Legal Description Lot/Long: 36.27513446 -95.64693901																																																																																																	
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 Page 2

Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1773		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	7,722.00 x 5.73 = 44,244		
Factor Value			
Adjustments	0.9000		
Lot Value	39,820		



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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	1,196 / 1,196
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,196
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	182,469 152.57 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	169,700 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	160,190
Lot Value	39,820
Indicated Value	200,010 167.23 Per SqFt
Agland Value	
Site Improvements	
Total Value	200,010 167.23 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.77	Total Misc Impr	+ 2,215
Roofing Adj	+ 4.76	Garage Cost	+ 11,700
Subfloor Adj	+ -1.22	Total RCN	= 176,033
Heat/Cool Adj	+ 11.47	Depreciation (9%)	- 15,843
Plumbing Adj	+ 11.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 160,190
Adj Base Cost	= 135.55	Lot Value	+ 39,820
Total Area	x 1,196	Indicated Value	= 200,010
Adjusted Cost	= 162,118	Value Per SqFt	167.23

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	129641	12x6		72	24.04		1,731
PRCH	SLAB PORCH - COVERED	129642	5x4		20	24.21		484



Rogers

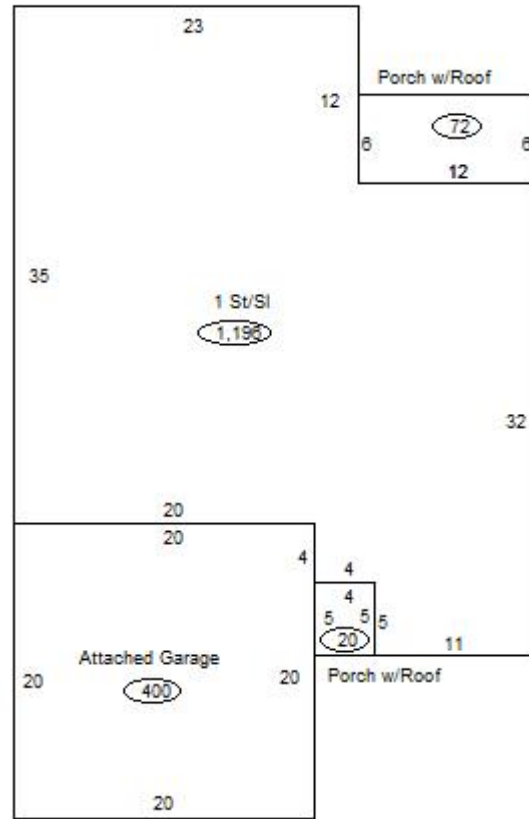
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 Page 3

Sketch Image

660098920



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,196	1.000	1,196
2	G	1		13	Attached Garage	400	1.000	400
3	M	PRCH		13	SLBC	72	1.000	72
4	M	PRCH		13	SLBC	20	1.000	20
Total Building Area						1,196		1,196