



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:18:43
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Assessment Data					Primary Image																																																																																												
Account 660099396 Parcel ID 000000-00-0-00258-002-0099 Cadastral ID 25-22-16-02161 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 318462 HOFFMAN, CHRISTOPHER A & TAMRA S PO BOX 1042 CLAREMORE OK 74018-0000 Parcel Location Situs 17087 S CREEKWOOD TRAIL Subdivision DOGWOOD ACRES Lot/Block 0002 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 25 / 22 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS																																																																																																	
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Lot Data		Square-Foot - NBHD 1029 #1	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres	4.8327		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	210,515.00 x .45 = 95,468		
Factor Value			
Adjustments	1.0000		
Lot Value	95,468		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-28\IMG_001 12/28/2022

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	2,273 / 2,273
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,273
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	729 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	333,717	146.82	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	293,550		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.00	Total Misc Impr	+	17,358			
Roofing Adj	+ 5.23	Garage Cost	+	27,126			
Subfloor Adj	+ -3.40	Total RCN	=	356,999			
Heat/Cool Adj	+ 14.47	Depreciation (8%)	-	28,560			
Plumbing Adj	+ 11.19	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	328,439			
Adj Base Cost	= 137.49	Lot Value	+	95,468			
Total Area	x 2,273	Indicated Value	=	423,907			
Adjusted Cost	= 312,515	Value Per SqFt		186.50			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	328,439		
Lot Value	95,468		
Indicated Value	423,907	186.50	Per SqFt
Agland Value			
Site Improvements			
Total Value	423,907	186.50	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	130630	561		561	27.70		15,540
PRCH	SLAB PORCH - COVERED	130631	62		62	29.33		1,818

