



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:22:19  
 Page 1

Assessment Data					Primary Image																																																																																				
<b>Account</b> 660099735 <b>Parcel ID</b> 000000-00-0-00299-002-0002 <b>Cadastral ID</b> 05-21-16-18020 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 336941 WEST, RICHARD R & CAROL CRISTI  1502 FOREST HILL DR CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 01502 FOREST HILL DR <b>Subdivision</b> ESTATES AT FOREST PARK II <b>Lot/Block</b> 0002 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1154 - R-V01-NW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																									
<b>Legal Description</b> Lot/Long: 36.33591108 -95.62539317																																																																																									
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Lot Data		Square-Foot - NBHD 1154 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	1.0684		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT		0
			0
Method	Square-Foot		
Base Lot Value	46,541.00 x 2.88 = 134,108		
Factor Value			
Adjustments	1.0000		
Lot Value	134,108		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-5\IMG\_0010. 4/5/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,718 / 2,718
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,718
Fixture/RghIn	10 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	724 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2018 / 6

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	409,136	150.53	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	517,000		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	111.54	Total Misc Impr	+	17,973			
Roofing Adj	+ 5.74	Garage Cost	+	32,884			
Subfloor Adj	+ -4.45	Total RCN	=	420,124			
Heat/Cool Adj	+ 16.31	Depreciation ( 6%)	-	25,207			
Plumbing Adj	+ 6.72	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	394,917			
Adj Base Cost	= 135.86	Lot Value	+	134,108			
Total Area	x 2,718	Indicated Value	=	529,025			
Adjusted Cost	= 369,267	Value Per SqFt		194.64			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	394,917		
Lot Value	134,108		
Indicated Value	529,025	194.64	Per SqFt
Agland Value			
Site Improvements			
Total Value	529,025	194.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	138889	6x5		30	33.10		993
PRCH	SLAB PORCH - COVERED	138890	305		305	31.92		9,736



# Rogers

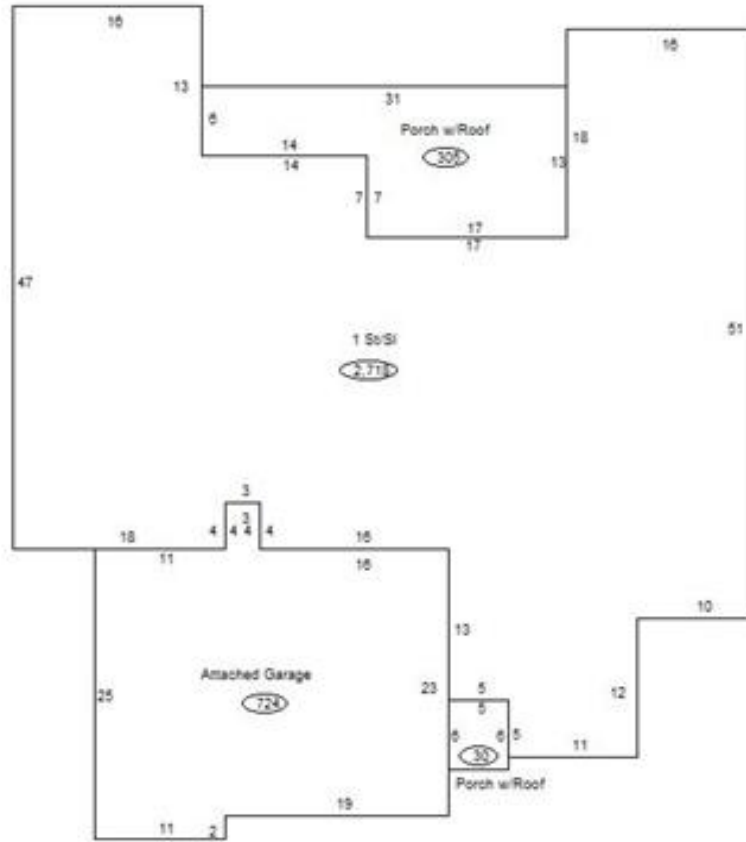
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Sketch Image

660099735



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,718	1.000	2,718
2	G	1		13	Attached Garage	724	1.000	724
3	M	PRCH		13	SLBC	30	1.000	30
4	M	PRCH		13	SLBC	305	1.000	305
<b>Total Building Area</b>						<b>2,718</b>		<b>2,718</b>