



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:27:49
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Assessment Data					Primary Image																																																																																				
Account 660100108 Parcel ID 22N16E-35-2-00000-000-0099 Cadastral ID 35-22-16-04210 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 9 - SEQUOYAH/ NO FIRE Name ID 286412 HIGHFILL, ROBERT W & COREY D PO BOX 1562 CLAREMORE OK 74018-0000 Parcel Location Situs 14142 E 460 RD Subdivision Lot/Block / Parcel Size 5.15 - Acres Sec/Twn/Rng 35 / 22 / 16 / 2 Neighborhood 2216 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																																																									
Legal Description Lat/Long: 36.34856854 -95.57615742																																																																																									
Legal Description TR IN E2 NW NW INITIALLY DESC ON 2605-497 AS BEG 419.4' W NE/C E2 NW NW; S01.3012E 529.60'; N88.3220E 168.40'; S01.3012E 214.60'; S88.3154W 203.40'; S01.3012E 575.80'; S88.3042W 205.38' TO SW/C OF E2 NW NW; N01.2814W ALONG W LINE E2 NW NW 790.40'; N88 3220E 205.00'; N01.3012W 529.60'; N88.3154E 35' TO					Building Permits																																																																																				
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Lot Data		Square-Foot - NBHD 2216 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	5.1337		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	223,622.00 x .36 = 79,572		
Factor Value			
Adjustments	1.0000		
Lot Value	79,572		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-16\IMG_00: 12/19/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	60% Veneer, Masonry 40% Veneer, Stone
Base/Total Area	2,673 / 2,673
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,673
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	1,117 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	437,529 163.68 Per SqFt

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach
Improvements	392,420
Lot Value	79,572
Indicated Value	471,992 176.58 Per SqFt
Agland Value	
Site Improvements	32,693
Total Value	504,685 188.81 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	109,58	Total Misc Impr	+ 21,596
Roofing Adj	+ 5.11	Garage Cost	+ 41,564
Subfloor Adj	+ -3.30	Total RCN	= 421,957
Heat/Cool Adj	+ 14.47	Depreciation (7%)	- 29,537
Plumbing Adj	+ 8.37	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 392,420
Adj Base Cost	= 134.23	Lot Value	+ 79,572
Total Area	x 2,673	Indicated Value	= 471,992
Adjusted Cost	= 358,797	Value Per SqFt	176.58

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	135943	485		485	27.88		13,522
PRCH	SLAB PORCH - COVERED	135944	283		283	28.53		8,074
SHLT	STORM SHELTER			1 2018	1	0.00		



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	Cond	Year	2017	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000		30,000	30,000
	BARN	Barn	30x40x0			1,200
	Qual	3	Cond 3	Year	Eff Age 1520	
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (11.22 x 1,200)	13,464		13,464	10,771
						2,693