



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:46:08
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Assessment Data					Primary Image																																																																				
Account 660101666 Parcel ID 000000000-0000415-005-0006 Cadastral ID 30-21-16-13040 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 328293 ALLISON, ANDREA PAIGE & JAKE WAYNE HELLARD 23344 S BECKY BLVD CLAREMORE OK 74019-0000 Parcel Location Situs 23344 S BECKY BLVD Subdivision KING RIDGE III Lot/Block 0006 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S001 - CLAREMORE SCHOOLS																																																																									
Legal Description Lot/Long: 36.27325697 -95.64918666																																																																									
Building Permits					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R19 26</td> <td>R20- NEW 1559 SQ FT SFR</td> <td>04/2019</td> <td>07/2019</td> <td>100,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R19 26	R20- NEW 1559 SQ FT SFR	04/2019	07/2019	100,000																																																						
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Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.25		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	10,890.00 x 5.06 = 55,155		
Factor Value			
Adjustments	0.8000		
Lot Value	44,124		



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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	25% Veneer, Masonry 75% Frame, Siding, Vinyl
Base/Total Area	1,588 / 1,588
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,588
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	372 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	210,667 132.66 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	195,340 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	197,776		
Lot Value	44,124		
Indicated Value	241,900	152.33	Per SqFt
Agland Value			
Site Improvements			
Total Value	241,900	152.33	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.60	Total Misc Impr	+ 2,974
Roofing Adj	+ 4.46	Garage Cost	+ 11,078
Subfloor Adj	+ -1.15	Total RCN	= 208,185
Heat/Cool Adj	+ 11.47	Depreciation (5%)	- 10,409
Plumbing Adj	+ 8.87	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 197,776
Adj Base Cost	= 122.25	Lot Value	+ 44,124
Total Area	x 1,588	Indicated Value	= 241,900
Adjusted Cost	= 194,133	Value Per SqFt	152.33

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	141559	14x9		126	10.63		1,339
PRCH	SLAB PORCH - COVERED	141560	68		68	24.05		1,635



Rogers

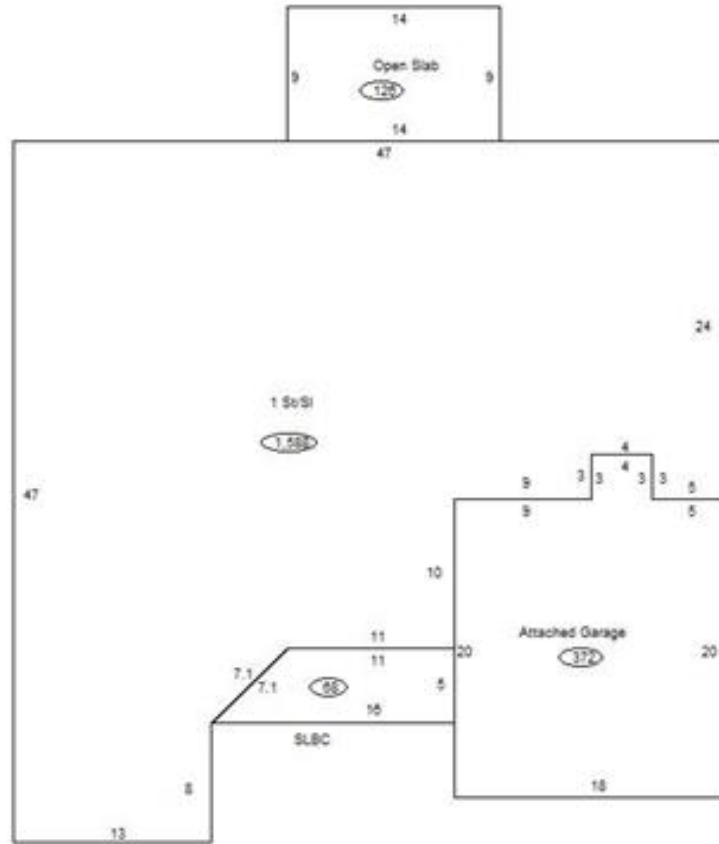
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Sketch Image

660101666



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,588	1.000	1,588
2	G	1		10	Attached Garage	372	1.000	372
3	M	PATO		10	Open Slab	126	1.000	126
4	M	PRCH		10	SLBC	68	1.000	68
Total Building Area						1,588		1,588