



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:47:25
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Assessment Data					Primary Image																																																																												
Account 660101845 Parcel ID 22N16E-09-2-00000-000-0002 Cadastral ID 09-22-16-00720 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 325590 MCKINLEY, RANDALL N & TAMMY L 12006 E 420 RD CLAREMORE OK 74017-0000 Parcel Location Situs 12006 E 420 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 9 / 22 / 16 / 2 Neighborhood 6040 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																																																	
Legal Description Lat/Long: 36.40787991 -95.61382639																																																																																	
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																			
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Lot Data		Square-Foot - NBHD 6040 #1	
Lot Size			
Lot Count			
Units Buildable			
Non-Ag Acres	10.001		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	435,641.00 x .24 = 106,730		
Factor Value			
Adjustments	1.0000		
Lot Value	106,730		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-15\IMG_001 11/15/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,932 / 2,732
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,932
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	796 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2002 / 18

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	381,760 139.74 Per SqFt

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

Cost Approach		Manual : 01/2025	
Base Cost	99.05	Total Misc Impr	+ 22,201
Roofing Adj	+ 3.84	Garage Cost	+ 29,619
Subfloor Adj	+ -2.43	Total RCN	= 391,216
Heat/Cool Adj	+ 14.47	Depreciation (20%)	- 78,243
Plumbing Adj	+ 9.30	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 312,973
Adj Base Cost	= 124.23	Lot Value	+ 106,730
Total Area	x 2,732	Indicated Value	= 419,703
Adjusted Cost	= 339,396	Value Per SqFt	153.62

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	312,973
Lot Value	106,730
Indicated Value	419,703 153.62 Per SqFt
Agland Value	
Site Improvements	25,001
Total Value	444,704 162.78 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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	23698		508	508	27.81		14,127
PRCH	SLAB PORCH - COVERED	23699		8x7	56	29.35		1,644



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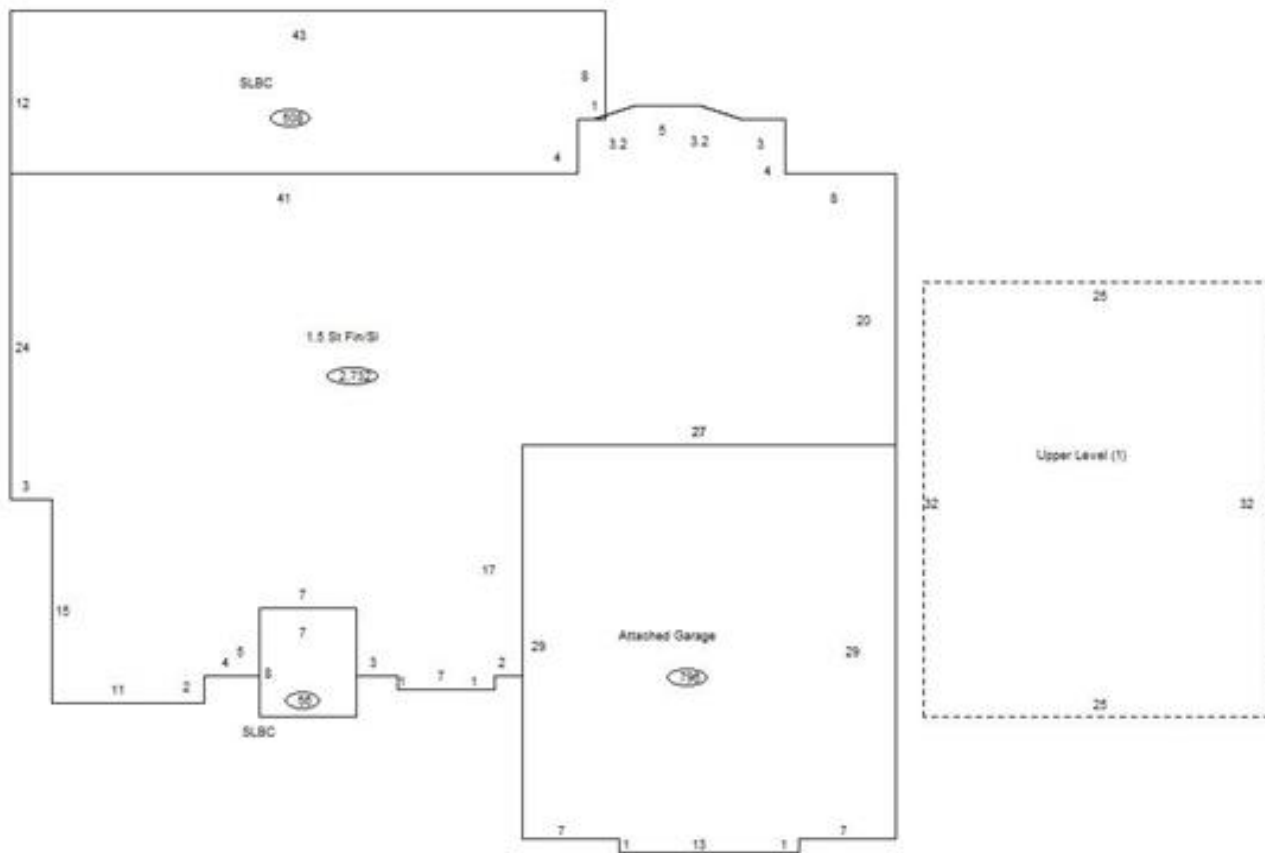
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,932	1.414	2,732
2	G	1		10	Attached Garage	796	1.000	796
3	M	PRCH		10	SLBC	508	1.000	508
4	M	PRCH		10	SLBC	56	1.000	56
5	U	^UL		10	Upper Level (1)	800	1.000	800
Total Building Area						1,932		2,732



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BGP	BARN-GENERAL PUR (POLE)	0x0x0			2,100
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
	Base Cost (10.66 x 2,100)	22,386		22,386	224	22,162
	LT	LEAN-TO	18x60x0			1,080
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 1,080)	3,154		3,154	315	2,839