



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:47:43
Page 1

Assessment Data					Primary Image																																																																												
Account 660101874 Parcel ID 22N17E-20-1-00000-000-0002 Cadastral ID 20-22-17-02120 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 344507 LOPEZ, MICHAEL & ERIKA 16064 S 4210 RD CLAREMORE OK 74017-0000 Parcel Location Situs 16064 S 4210 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 20 / 22 / 17 / 1 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS																																																																																	
Legal Description Lat/Long: 36.37921318 -95.50818439																																																																																	
Legal Description TR DESC ON 2018-012823 AS BEG NE/C NE NE; S01.0326E 421.12'; S89.2228W 495.70'; N06.4748W 423.57'; N89.2228E 538.06' TO POB					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>R21 000278</td> <td>R23- NEW 2190 SQ FT SFR</td> <td>07/2021</td> <td>05/2022</td> <td>250,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 000278	R23- NEW 2190 SQ FT SFR	07/2021	05/2022	250,000																																																														
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 Page 2

Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	4.92	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	214,316.00 x .35 = 75,359	
Factor Value		
Adjustments	1.8000	
Lot Value	135,646	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	50% Frame, Siding, Wood 50% Veneer, Masonry
Base/Total Area	2,071 / 2,071
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,071
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	721 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 3

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	332,075	160.35	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	107.75	Total Misc Impr	+	11,711			
Roofing Adj	+ 5.34	Garage Cost	+	33,627			
Subfloor Adj	+ -3.40	Total RCN	=	315,666			
Heat/Cool Adj	+ 14.47	Depreciation (3%)	-	9,470			
Plumbing Adj	+ 6.37	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	306,196			
Adj Base Cost	= 130.53	Lot Value	+	135,646			
Total Area	x 2,071	Indicated Value	=	441,842			
Adjusted Cost	= 270,328	Value Per SqFt		213.35			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	306,196		
Lot Value	135,646		
Indicated Value	441,842	213.35	Per SqFt
Agland Value			
Site Improvements	1,453		
Total Value	443,295	214.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	153970	24x7		168	28.93		4,860
PRCH	Slab Porch - Covered	153971	24x6		144	29.03		4,180
PATO	Slab Porch - Open	153972	24x10		240	11.13		2,671



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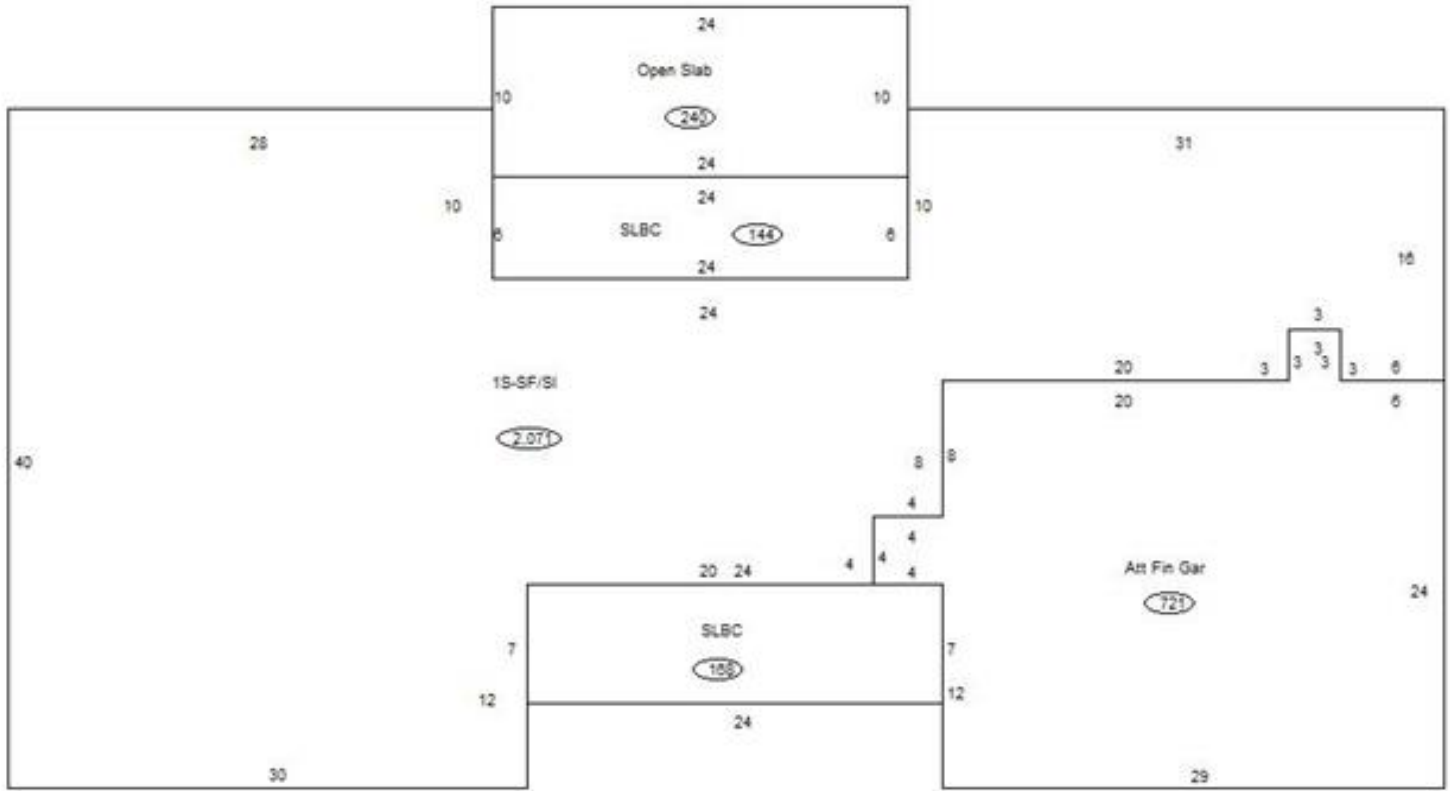
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 Page 3

Sketch Image

660101874



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	2,071	1.000	2,071
2	G	5		10	Att Fin Gar	721	1.000	721
3	M	PRCH		10	SLBC	168	1.000	168
4	M	PRCH		10	SLBC	144	1.000	144
5	M	PATO		10	Open Slab	240	1.000	240
Total Building Area						2,071		2,071



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Page 4

660101874

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LOAF	Loafing Shed	0x0x0	Base		240	
	Qual	3	Cond 3	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD	
		Base Cost (6.73 x 240)	1,615		1,615	162	1,453