



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:48:26
Page 1

Assessment Data					Primary Image																																																																												
Account 660101924 Parcel ID 22N16E-19-3-00000-000-0008 Cadastral ID 19-22-16-03436 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 342312 JEFFREYS, JORDON LANCE & REBECCA RENEE 10168 E 445 RD CLAREMORE OK 74017-0000 Parcel Location Situs 10168 E 445 RD Subdivision Lot/Block / Parcel Size 1.03 - Acres Sec/Twn/Rng 19 / 22 / 16 / 3 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																																	
Legal Description Lat/Long: 36.37214668 -95.64772680																																																																																	
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Page 2

Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	1.0321	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	44,959.00 x 1.01 = 45,201	
Factor Value		
Adjustments	1.7809	
Lot Value	80,498	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Wood
Base/Total Area	1,526 / 1,526
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,526
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	506 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	218,839	143.41	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	102.99	Total Misc Impr	+	3,669	
Roofing Adj	+ 4.49	Garage Cost	+	13,854	
Subfloor Adj	+ -1.15	Total RCN	=	211,356	
Heat/Cool Adj	+ 11.47	Depreciation (5%)	-	10,568	
Plumbing Adj	+ 9.22	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	200,788	
Adj Base Cost	= 127.02	Lot Value	+	80,498	
Total Area	x 1,526	Indicated Value	=	281,286	
Adjusted Cost	= 193,833	Value Per SqFt		184.33	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	200,788		
Lot Value	80,498		
Indicated Value	281,286	184.33	Per SqFt
Agland Value			
Site Improvements			
Total Value	281,286	184.33	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	140829	15x3		45	24.13		1,086
PRCH	SLAB PORCH - COVERED	140830	18x6		108	23.92		2,583



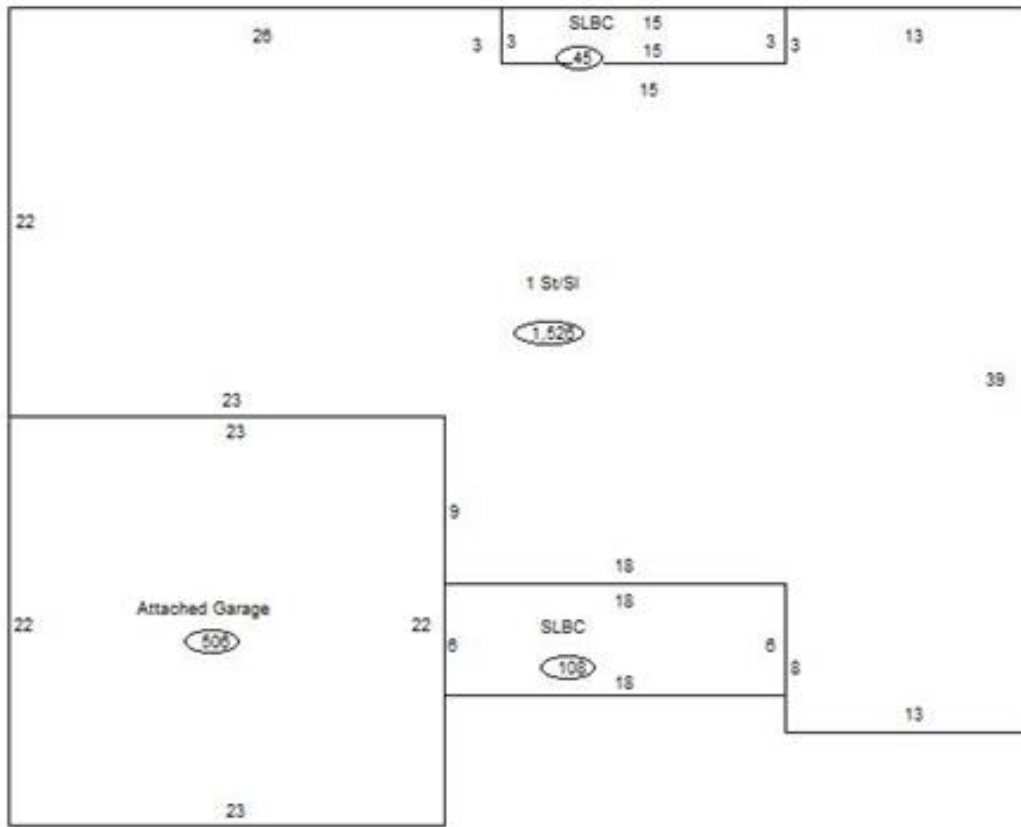
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Sketch Image

660101924



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,526	1.000	1,526
2	G	1		10	Attached Garage	506	1.000	506
3	M	PRCH		10	SLBC	45	1.000	45
4	M	PRCH		10	SLBC	108	1.000	108
Total Building Area						1,526		1,526