



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																												
Account 660102286 Parcel ID 00000-0-0-0000944-001-0021 Cadastral ID 01-21-16-02500 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 93 - JUSTUS/TRI-DISTRICT FIRE Name ID 344219 ANDERSON, DENNIS & SUZI 19762 S WAYNE RD CLAREMORE OK 74017-0000 Parcel Location Situs 19762 S WAYNE RD Subdivision WIND RIDGE AMD Lot/Block 0021 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 16 / 5 Neighborhood 1029 - R-V01-NE SEQUOYAH School District S009 - JUSTUS-TIAWAH SCHOOLS																																																	
Legal Description Lot/Long: 36.32547140 -95.55578658																																																	
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>R20 000194</td> <td>R21- NEW 30X40 DTCH ACC BLDG</td> <td>06/2020</td> <td>08/2020</td> <td>18,000</td> </tr> <tr> <td>R19 000263</td> <td>R21-NEW 3420 SQ FT SFR</td> <td>07/2019</td> <td>05/2020</td> <td>360,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20 000194	R21- NEW 30X40 DTCH ACC BLDG	06/2020	08/2020	18,000	R19 000263	R21-NEW 3420 SQ FT SFR	07/2019	05/2020	360,000																									
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Parcel Valuation																																																	
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax																																								
Remove Cap	2025	Land Value	123,211	118,809	11%	13,069	Assessed	74,250	6,908.96																																								
Year Frozen	2025	Improvements	576,800	556,191		61,181	Penalty	0																																									
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00																																								
TIF Project ID	0	Total Value	700,011	675,000		74,250	Total Taxable	73,250	6,826.00																																								
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Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																								
2025	2025-660102286	ANDERSON, DENNIS & SUZI			93	675,000	1000	73,250	6,826.00																																								
2024	2024-660102286	ANDERSON, DENNIS & SUZI			93	611,838	1000	54,006	5,387.00																																								
2023	2023-660102286	BELL, MATTHEW & JENNIFER			93	535,122	1000	52,404	5,218.00																																								
2022	2022-660102286	BELL, MATTHEW & JENNIFER			93	543,631	0	51,848	5,143.00																																								
2021	2021-660102286	BELL, MATTHEW & JENNIFER			93	448,902	0	49,379	4,979.00																																								
2020	2020-660102286	BELL, MATTHEW & JENNIFER			93	64,999	0	7,150	698.00																																								



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Lot Data		Square-Foot - NBHD 1029 #1
Lot Size	0	0
Lot Count	1	
Units Buildable		
Non-Ag Acres	3.3052	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	143,973.00 x .64 = 92,141	
Factor Value		
Adjustments	1.3372	
Lot Value	123,211	



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-2-21\IMG_001' 2/21/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Wood
Base/Total Area	3,045 / 3,597
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,045
Fixture/RghIn	26 /
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	1,084 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2020 / 5

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	612,788	170.36	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	155,020		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.56	Total Misc Impr	+ 27,612
Roofing Adj	+ 5.09	Garage Cost	+ 52,476
Subfloor Adj	+ -3.69	Total RCN	= 569,064
Heat/Cool Adj	+ 17.38	Depreciation (5%)	- 28,453
Plumbing Adj	+ 13.60	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 540,611
Adj Base Cost	= 135.94	Lot Value	+ 123,211
Total Area	x 3,597	Indicated Value	= 663,822
Adjusted Cost	= 488,976	Value Per SqFt	184.55

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	540,611		
Lot Value	123,211		
Indicated Value	663,822	184.55	Per SqFt
Agland Value			
Site Improvements	36,189		
Total Value	700,011	194.61	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	145618	308		308	35.16		10,829
PRCH	SLAB PORCH - COVERED	145619	32x8		256	35.40		9,062
FPR1	FIREPLACE - RESIDENTIAL 1 STORY		1		1	7,721.18		7,721



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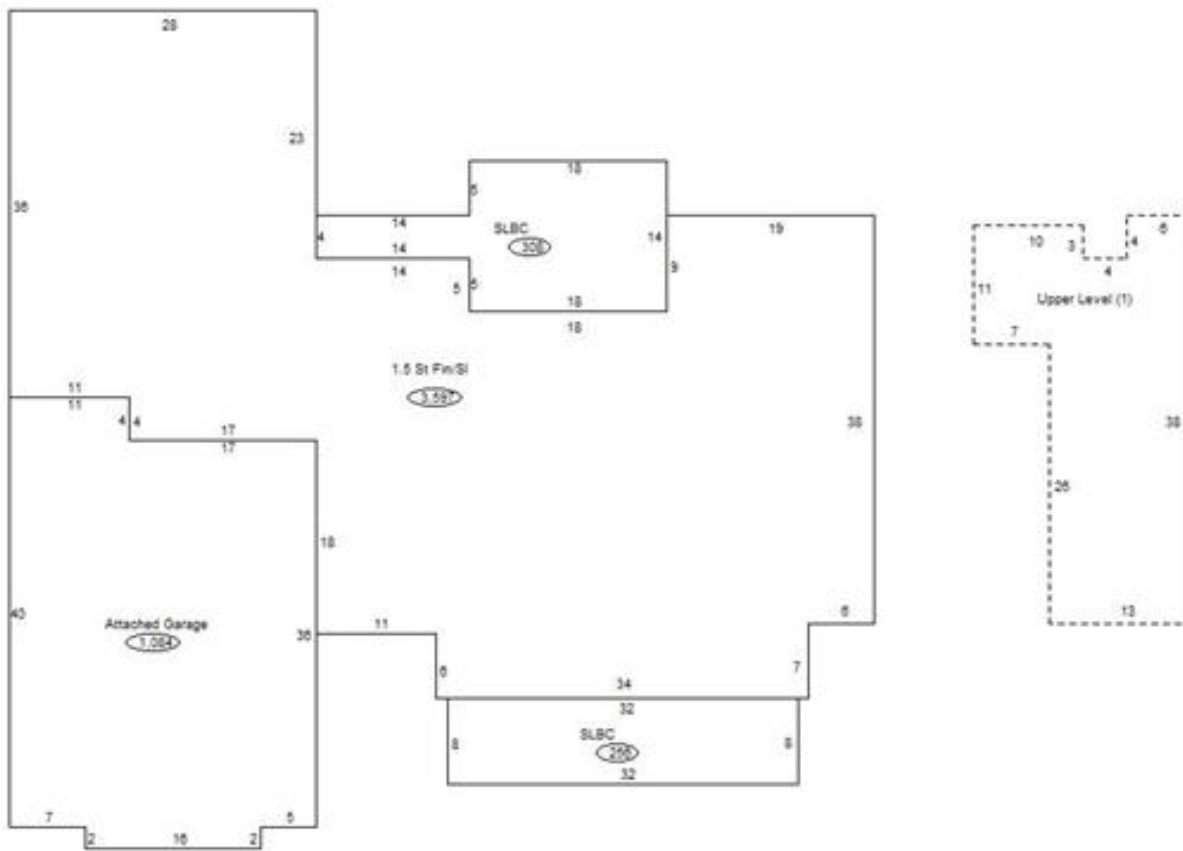
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	3,045	1.181	3,597
2	U	^UL		13	Upper Level (1)	552	1.000	552
3	G	1		13	Attached Garage	1,084	1.000	1,084
4	M	PRCH		13	SLBC	308	1.000	308
5	M	PRCH		13	SLBC	256	1.000	256
Total Building Area						3,045		3,597



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x30x0			1,200
	Qual	3	Cond 3	Year 2020	Eff Age 5	
		Valuation Summary	Modifier Total	RCN	Depr (9% Phys/ % Func)	RCNLD
		Base Cost (33.14 x 1,200)	39,768	39,768	3,579	36,189