



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:59:24
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Assessment Data					Primary Image																																																																				
Account 660103137 Parcel ID 22N16E-19-3-00000-002-0001 Cadastral ID 19-22-16-03422 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 343071 ACKLEY, ERIC S & LORI A 10286 E 445 RD CLAREMORE OK 74017-0000 Parcel Location Situs 10286 E 445 RD Subdivision Lot/Block / Parcel Size 3.33 - Acres Sec/Twn/Rng 19 / 22 / 16 / 3 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																									
Legal Description Lat/Long: 36.37156722 -95.64549056 TR DESC 2020-008225 AS COMM NE/C N2 SW; S88.2916W 1017.38' TO POB; S01.2236E 728.27'; S88.2916W 199.41'; N01.2227W 728.27'; N88 2916E 199.38' 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>R24 156</td> <td>NEW DTCH ACC BLDG 30X50</td> <td>05/2024</td> <td>10/2024</td> <td>40,000</td> </tr> <tr> <td>R24 068</td> <td>NEW SFR 2750 SQ FT</td> <td>03/2024</td> <td>11/2024</td> <td>400,000</td> </tr> <tr> <td>R20</td> <td>R23- NEW 911 ADDRESS</td> <td>07/2020</td> <td>05/2022</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R24 156	NEW DTCH ACC BLDG 30X50	05/2024	10/2024	40,000	R24 068	NEW SFR 2750 SQ FT	03/2024	11/2024	400,000	R20	R23- NEW 911 ADDRESS	07/2020	05/2022																																								
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	2.9628	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	129,062.00 x .61 = 78,875	
Factor Value		
Adjustments	1.0000	
Lot Value	78,875	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	70% Frame, Siding, Wood 30% Veneer, Masonry
Base/Total Area	2,444 / 2,736
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,444
Fixture/RghIn	/
Bed/F/H Bath	4 / 4.0 /
Basement Area	
Garage Type	651 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 /

660103137_001.JPG	11/5/2024
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	99.04	Total Misc Impr	+	26,597			
Roofing Adj	+ 5.21	Garage Cost	+	37,595			
Subfloor Adj	+ -4.11	Total RCN	=	407,970			
Heat/Cool Adj	+ 16.31	Depreciation (0%)	-	0			
Plumbing Adj	+ 9.20	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	407,970			
Adj Base Cost	= 125.65	Lot Value	+	78,875			
Total Area	x 2,736	Indicated Value	=	486,845			
Adjusted Cost	= 343,778	Value Per SqFt		177.94			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	407,970		
Lot Value	78,875		
Indicated Value	486,845	177.94	Per SqFt
Agland Value			
Site Improvements	42,501		
Total Value	529,346	193.47	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	Fireplace - Residential 1 Story	0		1	2024	1	7,243.87	7,244
PRCH	Porch	161434		98		98	32.89	3,223
PRCH	Porch	161435		516		516	31.26	16,130



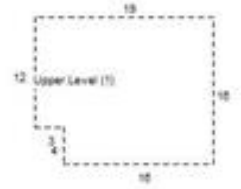
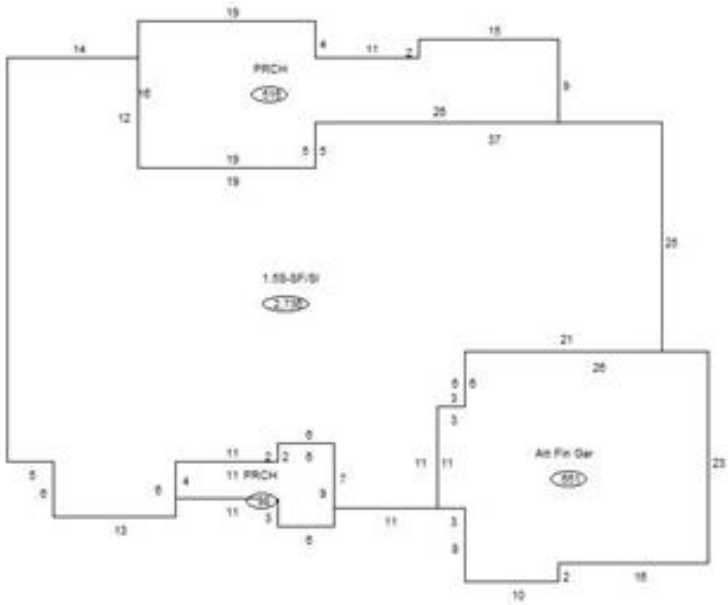
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Sketch Image

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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	1.5S-SF/SI	2,444	1.119	2,736
2	G	5		13	Att Fin Gar	651	1.000	651
3	M	PRCH		13	PRCH	98	1.000	98
4	M	PRCH		13	PRCH	516	1.000	516
5	U	^UL		13	Upper Level (1)	292	1.000	292
Total Building Area						2,444		2,736



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	30x50x10	Concrete	Formed Metal	1,500
	Qual	3	Cond 3	Year 2024	Eff Age 2	
		Valuation Summary	Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD
		Base Cost (29.21 x 1,500)	43,815	43,815	1,314	42,501