



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 10:08:23
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Assessment Data					Primary Image																																																												
Account 660103982 Parcel ID 22N17E-18-2-00000-002-0000 Cadastral ID 18-22-17-01220 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 75 - SEQUOYAH/FOYIL FD Name ID 330802 HUGHES, ARTHUR W III & CATHY MARIE CO-TRUSTEES HUGHES FAMILY TRSUT 15495 S 4192 RD CLAREMORE OK 74017-0000																																																																	
Parcel Location Situs 15495 S 4192 RD Subdivision Lot/Block 0000 / 0000 Parcel Size 12.55 - Acres Sec/Twn/Rng 18 / 22 / 17 / 2 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS																																																																	
Legal Description Lat/Long: 36.38644647 -95.53747907 S 168.50' SW SE NW & NW NE SW					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</td> <td>R22- SPLIT</td> <td>06/2020</td> <td>12/2021</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20	R22- SPLIT	06/2020	12/2021																																															
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Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	540,347.00 x .29 = 156,867	
Factor Value		
Adjustments	1.0000	
Lot Value	156,867	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,600 / 1,600
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,600
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	2,080 Attached Garage - Finished
Remodel	
Year/Eff Age	2021 / 4



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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	369,321	230.83	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	90.30	Total Misc Impr	+	21,224			
Roofing Adj	+ 4.90	Garage Cost	+	66,893			
Subfloor Adj	+ -1.09	Total RCN	=	267,477			
Heat/Cool Adj	+ 11.47	Depreciation (4%)	-	10,699			
Plumbing Adj	+ 6.52	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	256,778			
Adj Base Cost	= 112.10	Lot Value	+	156,867			
Total Area	x 1,600	Indicated Value	=	413,645			
Adjusted Cost	= 179,360	Value Per SqFt		258.53			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	256,778		
Lot Value	156,867		
Indicated Value	413,645	258.53	Per SqFt
Agland Value			
Site Improvements			
Total Value	413,645	258.53	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	152624	933		933	21.91		20,442
PATO	Slab Porch - Open	152626	9x4		36	10.86		391
PATO	Slab Porch - Open	152627	9x4		36	10.86		391

