



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 660104623 Parcel ID 22N17E-19-4-00000-001-0000 Cadastral ID 19-22-17-02110 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 75 - SEQUOYAH/FOYIL FD Name ID 331910 RADLEY, MICHAEL THOMAS & SAVANNA MICHELLE PO BOX 65 CLAREMORE OK 74018-0000 Parcel Location Situs 16391 E 450 RD Subdivision Lot/Block / Parcel Size 5.85 - Acres Sec/Twn/Rng 19 / 22 / 17 / 4 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS																																																																	
Legal Description Lat/Long: 36.36603404 -95.53511159																																																																	
TR DESC AS BEG SE/C SW; S88.3642W 540.03'; N00.2958E 535.43'; N88.3624E 325'; S44.4000E 210'; S09.2040E 386' 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</td> <td>R22- SPLIT</td> <td>09/2020</td> <td>07/2021</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21	R22- SPLIT	09/2020	07/2021																																															
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Lot Data		Square-Foot - NBHD 4070 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	5.9927		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	261,043.00 x .33 = 87,041		
Factor Value			
Adjustments	1.0000		
Lot Value	87,041		



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Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	87,041		
Indicated Value	87,041	0.00	Per SqFt
Agland Value			
Site Improvements	53,583		
Total Value	140,624	0.00	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 87,041
Total Area	x	Indicated Value	= 87,041
Adjusted Cost	= 0	Value Per SqFt	0.00

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	40x40x0	Base		1,600
	Qual 4	Cond 3	Year 2021	Eff Age 4		
		Valuation Summary	Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD
		Base Cost (36.01 x 1,600)	57,616	57,616	4,033	53,583



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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	6 Mobile Home 55 x 25
Condition	3.8 - Average
Quality	3.8 - Average
Architecture	EXEC EXCEPTIONAL
Style	100% Triple Wide
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	3,007 / 3,007
Style	100% Triple Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2021 / 3

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	365,671	121.61	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	74.53	Total Misc Impr	+ 1,381				
Roofing Adj	+ 3.07	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 258,359				
Heat/Cool Adj	+ 1.90	Depreciation (11%)	- 28,419				
Plumbing Adj	+ 5.96	Lump Sums	+ 17,144				
Basement Adj	+ 0.00	RCNLD	= 247,084				
Adj Base Cost	= 85.46	Lot Value	+ 0				
Total Area	x 3,007	Indicated Value	= 247,084				
Adjusted Cost	= 256,978	Value Per SqFt	82.17				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	247,084		
Lot Value			
Indicated Value	247,084	82.17	Per SqFt
Agland Value			
Site Improvements			
Total Value	247,084	82.17	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	Wood Deck - Open	150311	55x5		275	38.40		10,560
WODC	Wood Deck - Covered	150312	12x10		120	54.87		6,584
PATO	Slab Porch - Open	150313	10x10		100	13.81		1,381



Rogers

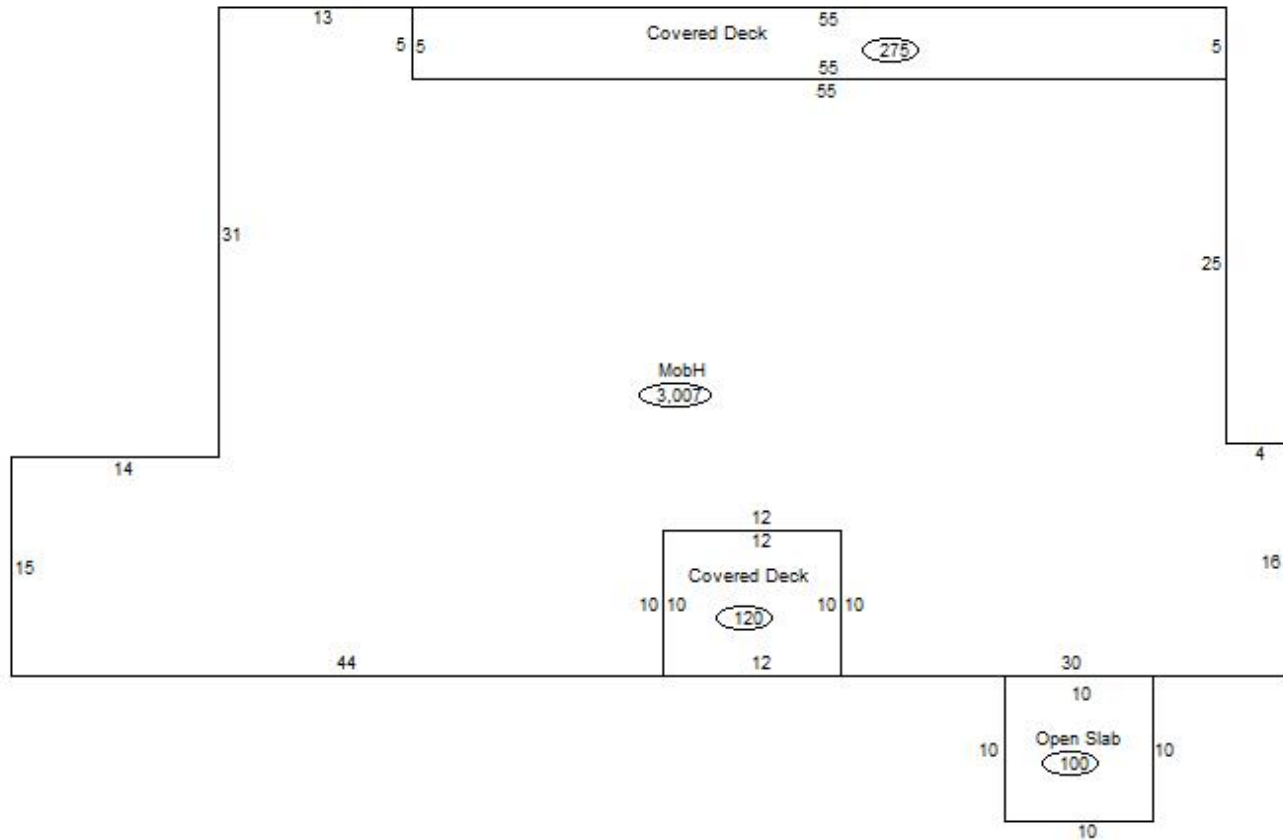
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	15		13	MobH	3,007	1.000	3,007
2	M	WODC		13	Covered Deck	275	1.000	275
3	M	WODC		13	Covered Deck	120	1.000	120
4	M	PATO		13	Open Slab	100	1.000	100
Total Building Area						3,007		3,007