



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:39:24  
Page 1

Assessment Data					Primary Image																																																																
<b>Account</b> 660106106 <b>Parcel ID</b> 000000-0001-020-0-000-00 <b>Cadastral ID</b> 08-21-15-05200 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 344019 ROGERS, MARVIN & KARA  53325 E NORWOOD ST CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 05325 E NORWOOD ST <b>Subdivision</b> BIRCHWOOD <b>Lot/Block</b> 0020 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 8 / 21 / 15 / 5 <b>Neighborhood</b> 1142 - R-V01-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>660106106_001.JPG 6/24/2024</p>																																																																
<b>Legal Description</b> Lat/Long: 36.31093346 -95.73442679 LOT 20 BLOCK 1 BIRCHWOOD																																																																					
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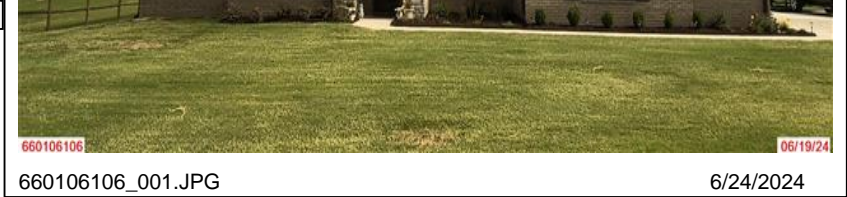
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Date 04/18/2026  
 Time 10:39:24  
 Page 2

Lot Data	Square-Foot - NBHD 1142 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.5446	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	23,722.00 x 4.43 = 105,002	
Factor Value		
Adjustments	0.8336	
Lot Value	87,534	

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	97% Veneer, Masonry 3% Veneer, Stone
Base/Total Area	2,548 / 2,548
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,548
Fixture/RghIn	/
Bed/F/H Bath	5 / 2.0 / 1.0
Basement Area	
Garage Type	720 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 1



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	512,170 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	112.98	Total Misc Impr	+ 24,071
Roofing Adj	+ 5.81	Garage Cost	+ 40,975
Subfloor Adj	+ -4.58	Total RCN	= 415,880
Heat/Cool Adj	+ 16.31	Depreciation ( 1%)	- 4,159
Plumbing Adj	+ 7.17	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 411,721
Adj Base Cost	= 137.69	Lot Value	+ 87,534
Total Area	x 2,548	Indicated Value	= 499,255
Adjusted Cost	= 350,834	Value Per SqFt	195.94

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	411,721		
Lot Value	87,534		
Indicated Value	499,255	195.94	Per SqFt
Agland Value			
Site Improvements	19,025		
Total Value	518,280	203.41	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	Porch	160421	558		558	31.13	17,371
FPPF	Fireplace - Prefabricated			1	1	6,700.26	6,700



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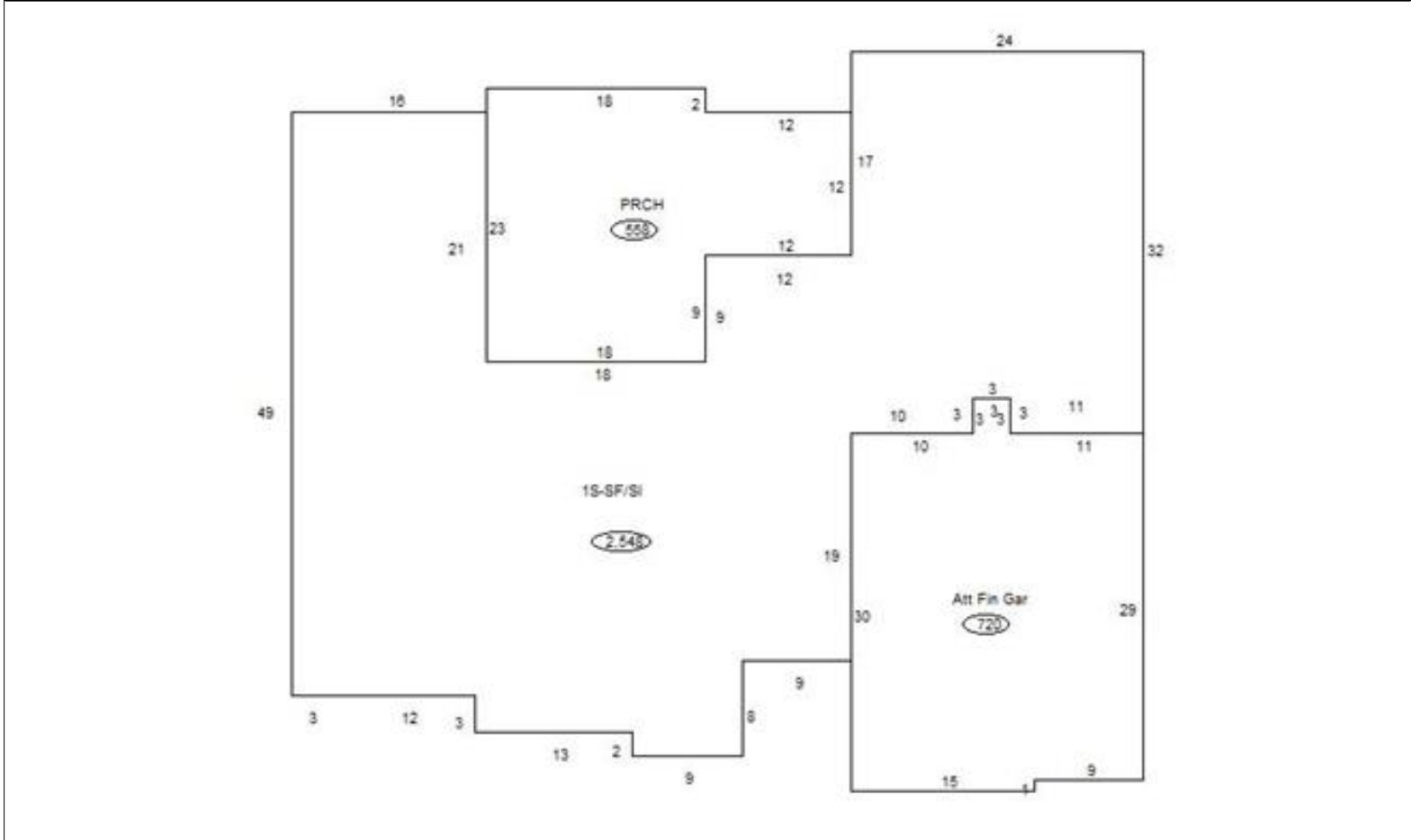
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Date 04/18/2026  
 Time 10:39:24  
 Page 3

Sketch Image

660106106



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,548	1.000	2,548
2	G	5		13	Att Fin Gar	720	1.000	720
3	M	PRCH		13	PRCH	558	1.000	558
<b>Total Building Area</b>						<b>2,548</b>		<b>2,548</b>



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Page 4

660106106

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	Garage - Detached	24x30x8	Concrete	Composition Shingle	720
	Qual 3	Cond 3	Year 2024	Eff Age 2		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (3% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (27.24 x 720)	19,613	19,613	588	19,025