



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 660106111 Parcel ID 000000-0001-025-0-000-00 Cadastral ID 08-21-15-05250 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 339091 ADAMS, DANIEL J & SHARI 20917 S WINDSOR AVE CLAREMORE OK 74019-0000 Parcel Location Situs 20917 S WINDSOR AVE Subdivision BIRCHWOOD Lot/Block 0025 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 8 / 21 / 15 / 5 Neighborhood 1142 - R-V01-SW OWASSO School District S021 - OWASSO SCHOOLS																																																	
Legal Description Lot/Long: 36.30934484 -95.73388352																																																	
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 377</td> <td>R23 NEW SFR 2873 SQ FT</td> <td>09/2021</td> <td>01/2023</td> <td>253,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 377	R23 NEW SFR 2873 SQ FT	09/2021	01/2023	253,000																														
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Lot Data		Square-Foot - NBHD 1142 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5268		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	22,946.00 x 4.50 = 103,257		
Factor Value			
Adjustments	1.0000		
Lot Value	103,257		



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Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,927 / 2,927
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,927
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	820 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	484,811	165.63	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	582,370		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	115.47	Total Misc Impr	+ 24,475
Roofing Adj	+ 6.04	Garage Cost	+ 49,749
Subfloor Adj	+ -4.37	Total RCN	= 487,458
Heat/Cool Adj	+ 17.38	Depreciation (2%)	- 9,749
Plumbing Adj	+ 6.66	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 477,709
Adj Base Cost	= 141.18	Lot Value	+ 103,257
Total Area	x 2,927	Indicated Value	= 580,966
Adjusted Cost	= 413,234	Value Per SqFt	198.49

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	477,709		
Lot Value	103,257		
Indicated Value	580,966	198.49	Per SqFt
Agland Value			
Site Improvements			
Total Value	580,966	198.49	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154441	56		56	36.48		2,043
PRCH	Slab Porch - Covered	154442	440		440	34.75		15,290
FPPF	Fireplace - Prefabricated			1	1	7,141.75		7,142



Rogers

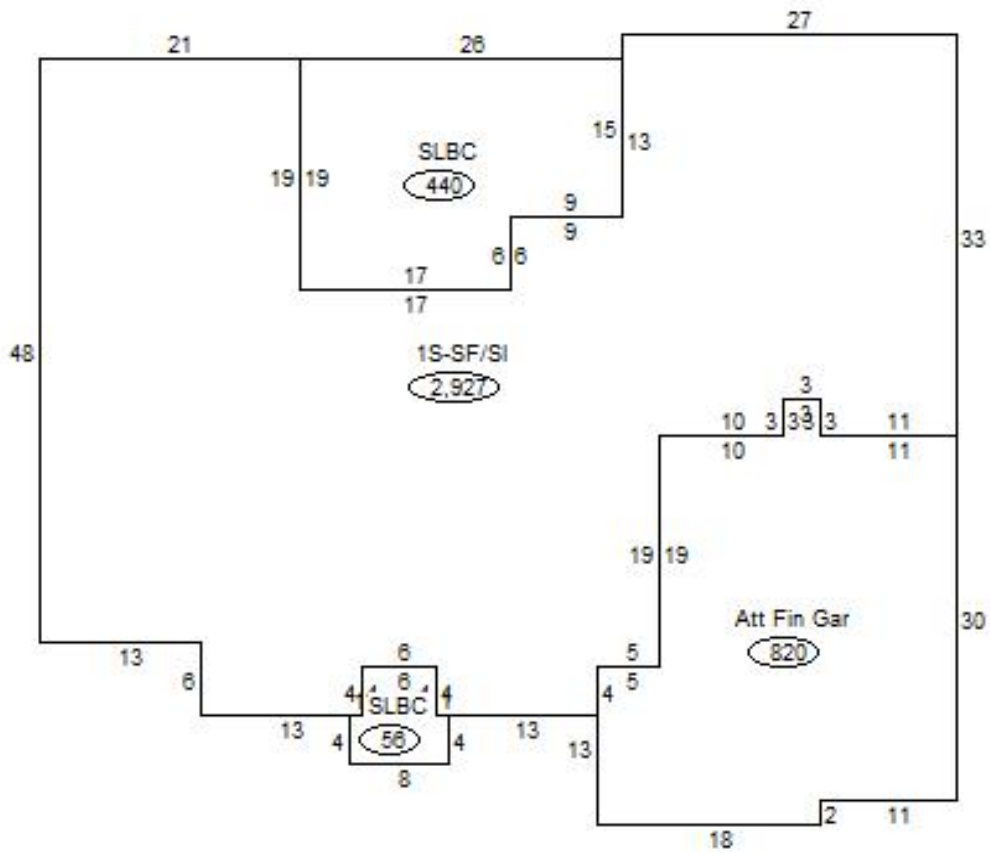
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,927	1.000	2,927
2	G	5		20	Att Fin Gar	820	1.000	820
3	M	PRCH		20	SLBC	56	1.000	56
4	M	PRCH		20	SLBC	440	1.000	440
Total Building Area						2,927		2,927