



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:45:30  
Page 1

Assessment Data					Primary Image																																																					
<b>Account</b> 660106315 <b>Parcel ID</b> 000000-0001-004-0-000-00 <b>Cadastral ID</b> 20-21-16-12040 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 348915 RED PLAINS PROPERTY LLC  1911 W C ST JENKS OK 74037-0000  <b>Parcel Location</b> <b>Situs</b> 01112 RAVEN DR <b>Subdivision</b> RED PLAINS PHASE I <b>Lot/Block</b> 0004 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 20 / 21 / 16 / 5 <b>Neighborhood</b> 1166 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>660106315_001.JPG 1/16/2026</p>																																																					
<b>Legal Description</b> Lot/Long: 36.28732574 -95.62302302 LOT 4 BLOCK 1 RED PLAINS PHASE I																																																										
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Date 04/18/2026  
Time 10:45:30  
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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1744		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	7,599.00 x 5.79 = 43,998		
Factor Value			
Adjustments	1.4896		
Lot Value	65,539		



660106315\_001.JPG 1/16/2026

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,066 / 1,066
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,066
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	434 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 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	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	98.14	Total Misc Impr	+ 2,646
Roofing Adj	+ 4.34	Garage Cost	+ 13,176
Subfloor Adj	+ 0.00	Total RCN	= 145,416
Heat/Cool Adj	+ 10.30	Depreciation ( 1%)	- 1,454
Plumbing Adj	+ 8.79	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 143,962
Adj Base Cost	= 121.57	Lot Value	+ 65,539
Total Area	x 1,066	Indicated Value	= 209,501
Adjusted Cost	= 129,594	Value Per SqFt	196.53

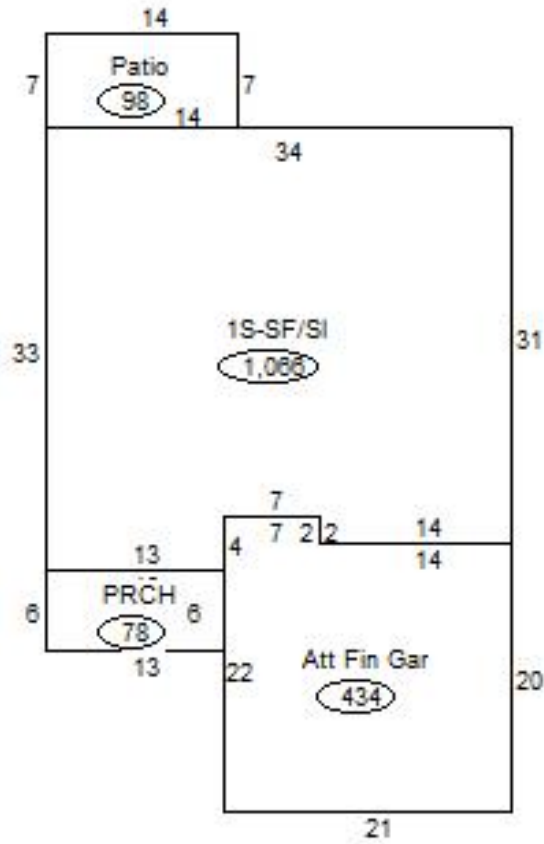
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	143,962		
Lot Value	65,539		
Indicated Value	209,501	196.53	Per SqFt
Agland Value			
Site Improvements			
Total Value	209,501	196.53	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	194230	13x6		78	21.05		1,642
PATO	Patio - Open	194231	14x7		98	10.24		1,004



Sketch Image

660106315



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,066	1.000	1,066
2	G	5		20	Att Fin Gar	434	1.000	434
3	M	PRCH		20	PRCH	78	1.000	78
4	M	PATO		20	Patio	98	1.000	98
<b>Total Building Area</b>						1,066		1,066