



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:49:39
Page 1

Assessment Data					Primary Image																																																
Account 660106505 Parcel ID 22N16E-09-2-00000-001-0000 Cadastral ID 09-22-16-00210 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 78894 HESS, CARL STEPHEN 14711 S 4150 RD CLAREMORE OK 74017-0000 Parcel Location Situs 14711 S 4150 RD Subdivision Lot/Block / Parcel Size 171.78 - Acres Sec/Twn/Rng 9 / 22 / 16 / 2 Neighborhood 6040 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																					
Legal Description Lat/Long: 36.39785005 -95.60673474																																																					
TR DESC 2021-024488 AS BEG SW/C N2 SW; N00.0210W 725'; N73 5921E 363'; N57.4516E 907.02'; S89.4230E 212'; S00.0210E 643.15'; S89 4230E 1143.15'; N00.0210W 643.15'; S89.4230E 1493.63'; S00.0621W 2637.80'; N89.3515W 1319.58'; N89.515W 1319.58'; N89.3853W 1320.66 TO POB LESS E 142; N 350' S 680' SE SW & W					Building Permits																																																
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Date 04/18/2026
 Time 10:49:39
 Page 2

Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count	0	
Units Buildable	0	
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	880 / 880
Style	100% One Story
HVAC	100% Forced Air Furnace 100% Floor Furnace
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 86



\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2022-11-15\IMG_001 11/15/2022

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	

Cost Approach				Manual : 01/2025			
Base Cost	91.88	Total Misc Impr	+ 18,134				
Roofing Adj	+ 4.95	Garage Cost	+ 0				
Subfloor Adj	+ 2.50	Total RCN	= 115,981				
Heat/Cool Adj	+ 6.39	Depreciation (80%)	- 92,785				
Plumbing Adj	+ 5.47	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 23,196				
Adj Base Cost	= 111.19	Lot Value	+ 0				
Total Area	x 880	Indicated Value	= 23,196				
Adjusted Cost	= 97,847	Value Per SqFt	26.36				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	23,196		
Lot Value			
Indicated Value	23,196	26.36	Per SqFt
Agland Value	12,800		
Site Improvements	49,545		
Total Value	85,541	97.21	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	155079	14x6		84	20.31		1,706
EPSW	ENCLOSED PORCH - SOLID WALL	155080	23x10		230	52.32		12,034
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0	1		1	4,394.05		4,394



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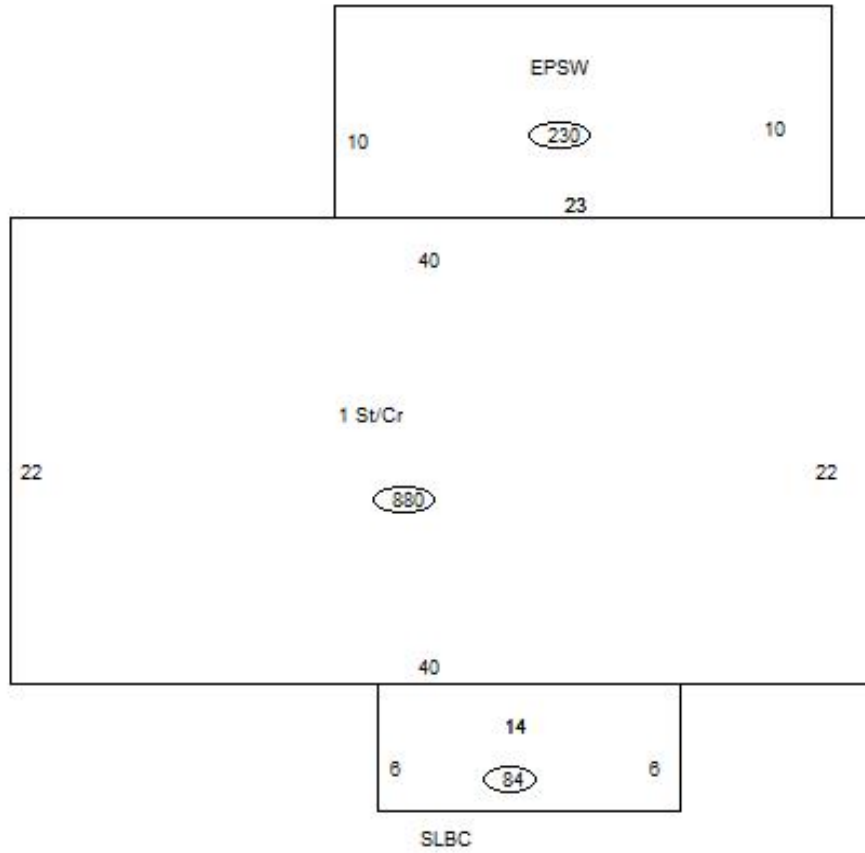
Date 04/18/2026

Time 10:49:39

Page 3

Sketch Image

660106505



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	880	1.000	880
2	M	PRCH		10	SLBC	84	1.000	84
3	M	EPSW		10	EPSW	230	1.000	230
Total Building Area						880		880



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Page 4

660106505

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			3,584
	Qual 2	Cond 3	Year	Eff Age	1520	
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD
	Base Cost (23.04 x 3,584)		82,575	82,575	33,030	49,545
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					



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Page 5

Agland Inventory

660106505

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			45.393	122	122	5,556	5,556
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45			2.184	108	108	236	236
CO	COLLINSVILLE STONY LOAM	NTV PST	22			96.450	53	53	5,093	5,093
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80			3.336	192	192	641	641
SO	SOGN SOILS	NTV PST	15			21.421	36	36	771	771
NTV PST Totals						168.784			12,297	12,297
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			2.996	168	168	503	503
IMP PST Totals						2.996			503	503
Total Agland						171.780			12,800	12,800