



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 660107262 Parcel ID 000000-0002-007-0-000-00 Cadastral ID 20-21-16-13120 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 341672 FOSTER, DAVID JARED 1001 W CHEYENNE LN CLAREMORE OK 74017-0000 Parcel Location Situs 01001 W CHEYENNE LN Subdivision RED PLAINS PHASE II Lot/Block 0007 / 0007 Parcel Size 1 - Lots Sec/Twn/Rng 20 / 21 / 16 / 5 Neighborhood 1166 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																						
Legal Description Lat/Long: 36.28610264 -95.62039863 LOT 7 BLOCK 7 RED PLAINS PHASE II																																																						
Exemptions				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>R23 23-4</td> <td>R24 NEW SFR 1691 SQ FT</td> <td>01/2023</td> <td>08/2023</td> <td>166,000</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R23 23-4	R24 NEW SFR 1691 SQ FT	01/2023	08/2023	166,000																																			
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Lot Data		Square-Foot - NBHD 1166 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1905		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	8,300.00 x 5.47 = 45,400		
Factor Value			
Adjustments	1.0000		
Lot Value	45,400		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-10-10\IMG_00: 10/10/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,571 / 1,571
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,571
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	392 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

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	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	202,406		
Lot Value	45,400		
Indicated Value	247,806	157.74	Per SqFt
Agland Value			
Site Improvements			
Total Value	247,806	157.74	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.80	Total Misc Impr	+ 3,215
Roofing Adj	+ 4.47	Garage Cost	+ 14,441
Subfloor Adj	+ -1.15	Total RCN	= 206,537
Heat/Cool Adj	+ 11.47	Depreciation (2%)	- 4,131
Plumbing Adj	+ 6.64	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 202,406
Adj Base Cost	= 120.23	Lot Value	+ 45,400
Total Area	x 1,571	Indicated Value	= 247,806
Adjusted Cost	= 188,881	Value Per SqFt	157.74

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	157834	13x8		104	23.94		2,490
PRCH	Slab Porch - Covered	157835	6x5		30	24.17		725



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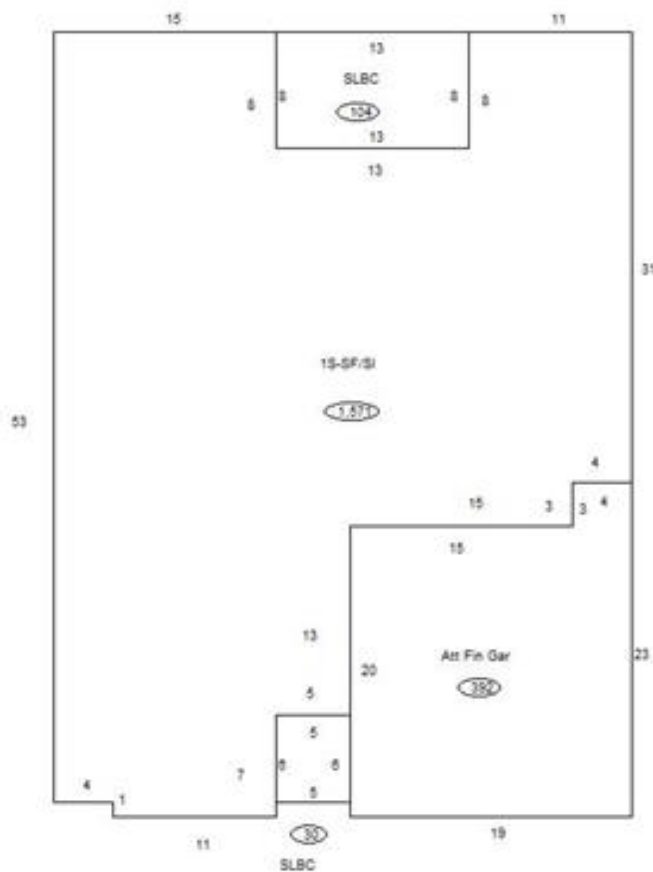
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Sketch Image

660107262



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	1,571	1.000	1,571
2	G	5		10	Att Fin Gar	392	1.000	392
3	M	PRCH		10	SLBC	104	1.000	104
4	M	PRCH		10	SLBC	30	1.000	30
Total Building Area						1,571		1,571