



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																
<b>Account</b> 660107558 <b>Parcel ID</b> 000000-00-0-10010-033-0006 <b>Cadastral ID</b> 09-21-16-02621 <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> 340147 ABERCROMBIE REAL ESTATE LLC  2819 N IRONWOOD CT BROKEN ARROW OK 74012-0000  <b>Parcel Location</b> <b>Situs</b> 00714 N WEENONAH AVE <b>Subdivision</b> CLAREMORE O T <b>Lot/Block</b> 0006 / 0033 <b>Parcel Size</b> .26 - Lots <b>Sec/Twn/Rng</b> 9 / 21 / 16 / 5 <b>Neighborhood</b> 1177 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																					
<b>Legal Description</b> Lat/Long: 36.31658372 -95.60772897 N 60' W 70' LOT 6 BLOCK 33 CLAREMORE OT																																																																					
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Lot Data		Square-Foot - NBHD 1177 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0.089		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	3,877.00 x 4.00 = 15,508		
Factor Value			
Adjustments	0.0000		
Lot Value	15,508		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-30\IMG\_003I 5/30/2023

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	10% Frame, Siding, Vinyl 90% Frame, Siding, Woc
Base/Total Area	1,103 / 1,103
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,103
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1970 / 42

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	58,301	52.86	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	86,460		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	91.51	Total Misc Impr	+ 2,528
Roofing Adj	+ 4.22	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 123,836
Heat/Cool Adj	+ 9.89	Depreciation ( 52%)	- 64,395
Plumbing Adj	+ 4.36	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 59,441
Adj Base Cost	= 109.98	Lot Value	+ 15,508
Total Area	x 1,103	Indicated Value	= 74,949
Adjusted Cost	= 121,308	Value Per SqFt	67.95

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	59,441		
Lot Value	15,508		
Indicated Value	74,949	67.95	Per SqFt
Agland Value			
Site Improvements			
Total Value	74,949	67.95	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	20511	12x8		96	20.28		1,947
PATO	SLAB PORCH - OPEN	20512	15x4		60	9.69		581



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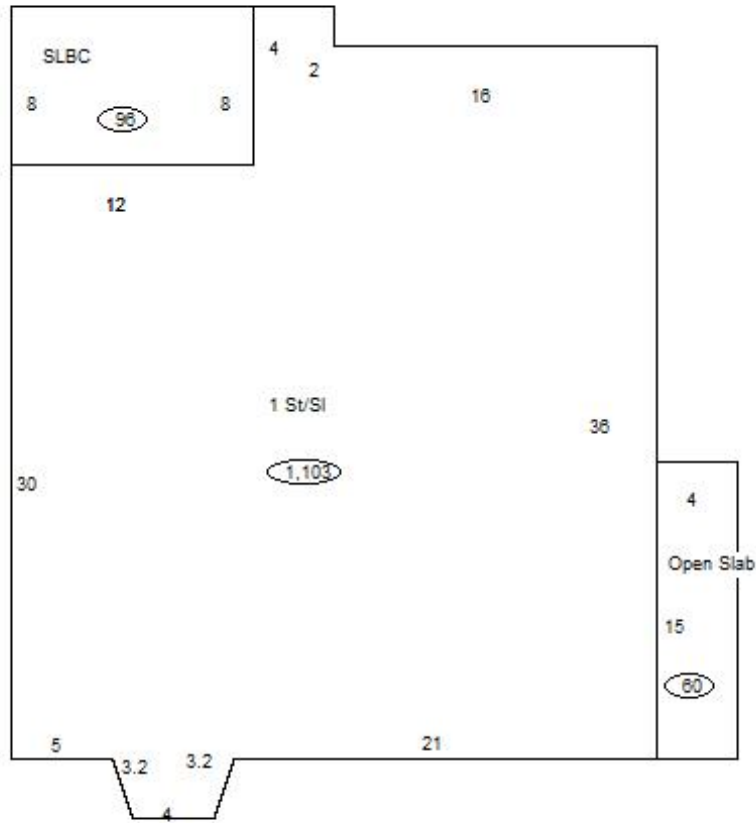
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### Sketch Image

660107558



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,103	1.000	1,103
2	M	PRCH		10	SLBC	96	1.000	96
3	M	PATO		10	Open Slab	60	1.000	60
<b>Total Building Area</b>						<b>1,103</b>		<b>1,103</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			120
	Qual	2	Cond 3	Year	Eff Age	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x 120)		562		562		562