



# 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	660107611																															
Parcel ID	000000-0003-017-0-000-00																															
Cadastral ID	05-21-16-18980																															
Property Type	REAL - Real Property																															
Property Class	URP	VI Area	1																													
Tax Area	17 - CLAREMORE OT																															
Name ID	345009																															
BIRD, JESSICA GAIL & LORI LYNN																																
1401 STONEBROOK ST CLAREMORE OK 74017-0000																																
Parcel Location																																
Situs	01401 STONEBROOK ST																															
Subdivision	ESTATES AT STONE CREEK																															
Lot/Block	0017 / 0003	Parcel Size	1 - Lots																													
Sec/Twn/Rng	5 / 21 / 16 / 5																															
Neighborhood	1154 - R-V01-NW CLAREMORE																															
School District	S001 - CLAREMORE SCHOOLS																															
Legal Description	Lat/Long: 36.33447796 -95.62350632			<b>Building Permits</b> <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>R24 040</td> <td>NEW SFR 1881 SQ FT</td> <td>04/2024</td> <td>09/2024</td> <td>160,000</td> </tr> </tbody> </table>				Number	Description	Opened	Closed	Amount	R24 040	NEW SFR 1881 SQ FT	04/2024	09/2024	160,000															
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Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2025	Land Value	36,612	36,612	11%	4,027	Assessed	34,625	3,200.39
Year Frozen		Improvements	278,167	278,167		30,598	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	314,779	314,779		34,625	Total Taxable	34,625	3,200.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660107611	BIRD, JESSICA GAIL &			17	305,869	0	33,645	3,110.00
2024	2024-660107611	BIRD, JESSICA GAIL &			17	4,792	0	527	49.00
2023	2023-660107611	RLM CONSTRUCTION CO INC			17	4,792	0	527	48.00



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Lot Data		Square-Foot - NBHD 1154 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.3736		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT		0
			0
Method	Square-Foot		
Base Lot Value	16,272.00 x 3.00 = 48,816		
Factor Value			
Adjustments	0.7500		
Lot Value	36,612		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Vinyl
Base/Total Area	2,274 / 2,274
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,274
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2024 / 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	6
Indicated Value	286,100 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	278,167		
Lot Value	36,612		
Indicated Value	314,779	138.43	Per SqFt
Agland Value			
Site Improvements			
Total Value	314,779	138.43	Total Value Per SqFt

### Cost Approach Manual : 01/2025

Base Cost	102.02	Total Misc Impr	+	6,189
Roofing Adj	+ 4.57	Garage Cost	+	
Subfloor Adj	+ -2.19	Total RCN	=	283,844
Heat/Cool Adj	+ 12.64	Depreciation ( 2%)	-	5,677
Plumbing Adj	+ 5.06	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	278,167
Adj Base Cost	= 122.10	Lot Value	+	36,612
Total Area	x 2,274	Indicated Value	=	314,779
Adjusted Cost	= 277,655	Value Per SqFt		138.43

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	161320	15x7		105	26.60		2,793
PRCH	Porch	161321	16x8		128	26.53		3,396



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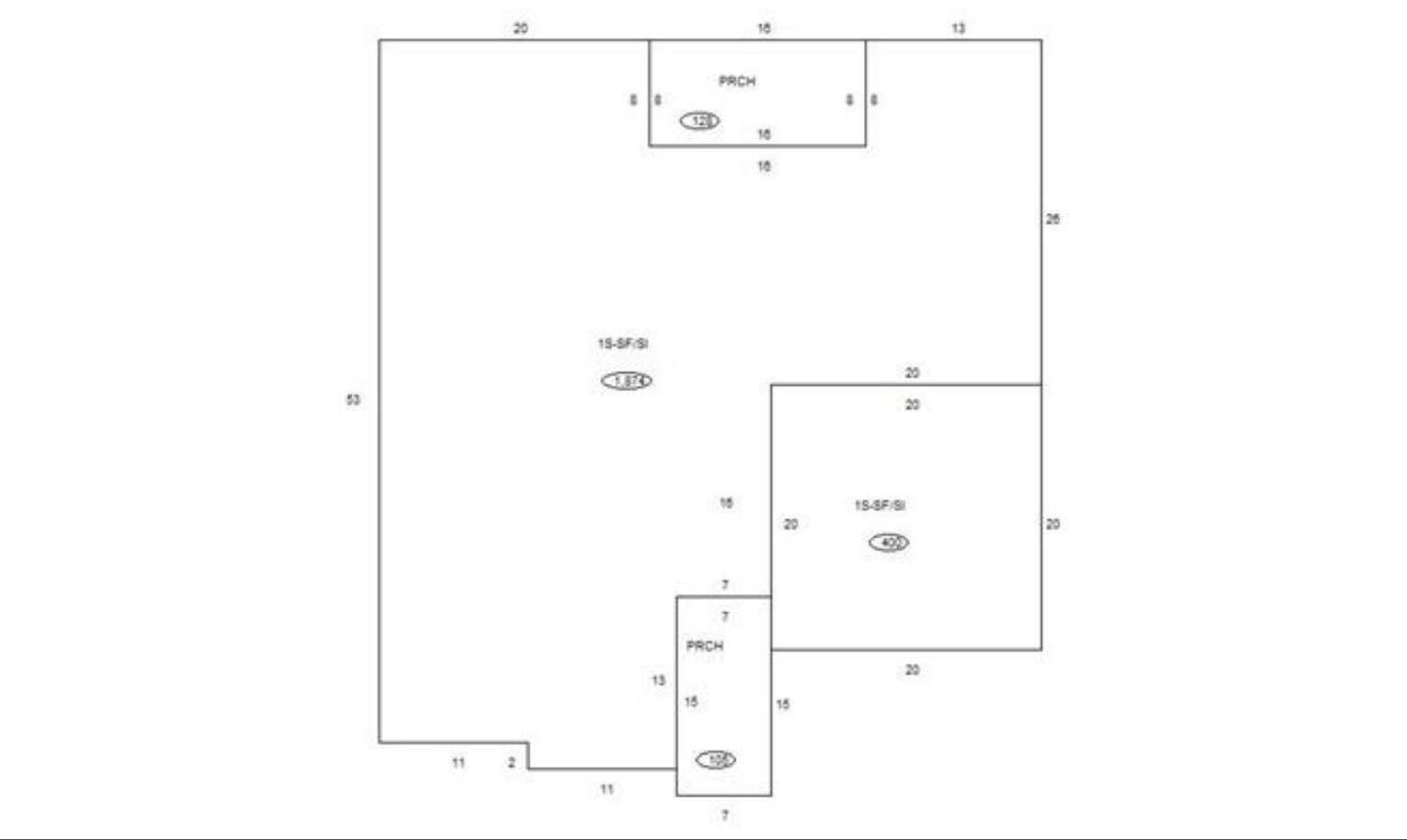
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Sketch Image

660107611



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	1,874	1.000	1,874
2	R	1	Slab	10	1S-SF/SI	400	1.000	400
3	M	PRCH		10	PRCH	105	1.000	105
4	M	PRCH		10	PRCH	128	1.000	128
<b>Total Building Area</b>						<b>2,274</b>		<b>2,274</b>