



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 660107617 Parcel ID 000000-0003-023-0-000-00 Cadastral ID 05-21-16-19040 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 345370 PAULS, ROBERT BRIAN & AARIKA HOLT 2805 W BROOK ST CLAREMORE OK 74017-0000 Parcel Location Situs 02805 WEST BROOK ST Subdivision ESTATES AT STONE CREEK Lot/Block 0023 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 16 / 5 Neighborhood 1154 - R-V01-NW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\ROB STUFF\2023-11-2\IMG_0021.JPG 11/2/2023</p>																																																																					
Legal Description Lat/Long: 36.33561476 -95.62334145 LOT 23 BLOCK 3 ESTATES AT STONE CREEK																																																																										
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Lot Data		Square-Foot - NBHD 1154 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2139		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT		0
			0
Method	Square-Foot		
Base Lot Value	9,318.00 x 3.00 = 27,954		
Factor Value			
Adjustments	1.9500		
Lot Value	54,510		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,880 / 1,880
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,880
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	293,840 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	106.84	Total Misc Impr	+ 5,795
Roofing Adj	+ 4.76	Garage Cost	+ 17,024
Subfloor Adj	+ -2.26	Total RCN	= 263,628
Heat/Cool Adj	+ 12.64	Depreciation (2%)	- 5,273
Plumbing Adj	+ 6.11	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 258,355
Adj Base Cost	= 128.09	Lot Value	+ 54,510
Total Area	x 1,880	Indicated Value	= 312,865
Adjusted Cost	= 240,809	Value Per SqFt	166.42

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	258,355		
Lot Value	54,510		
Indicated Value	312,865	166.42	Per SqFt
Agland Value			
Site Improvements			
Total Value	312,865	166.42	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	158478	15x6		90	26.65		2,399
PRCH	Slab Porch - Covered	158479	16x8		128	26.53		3,396



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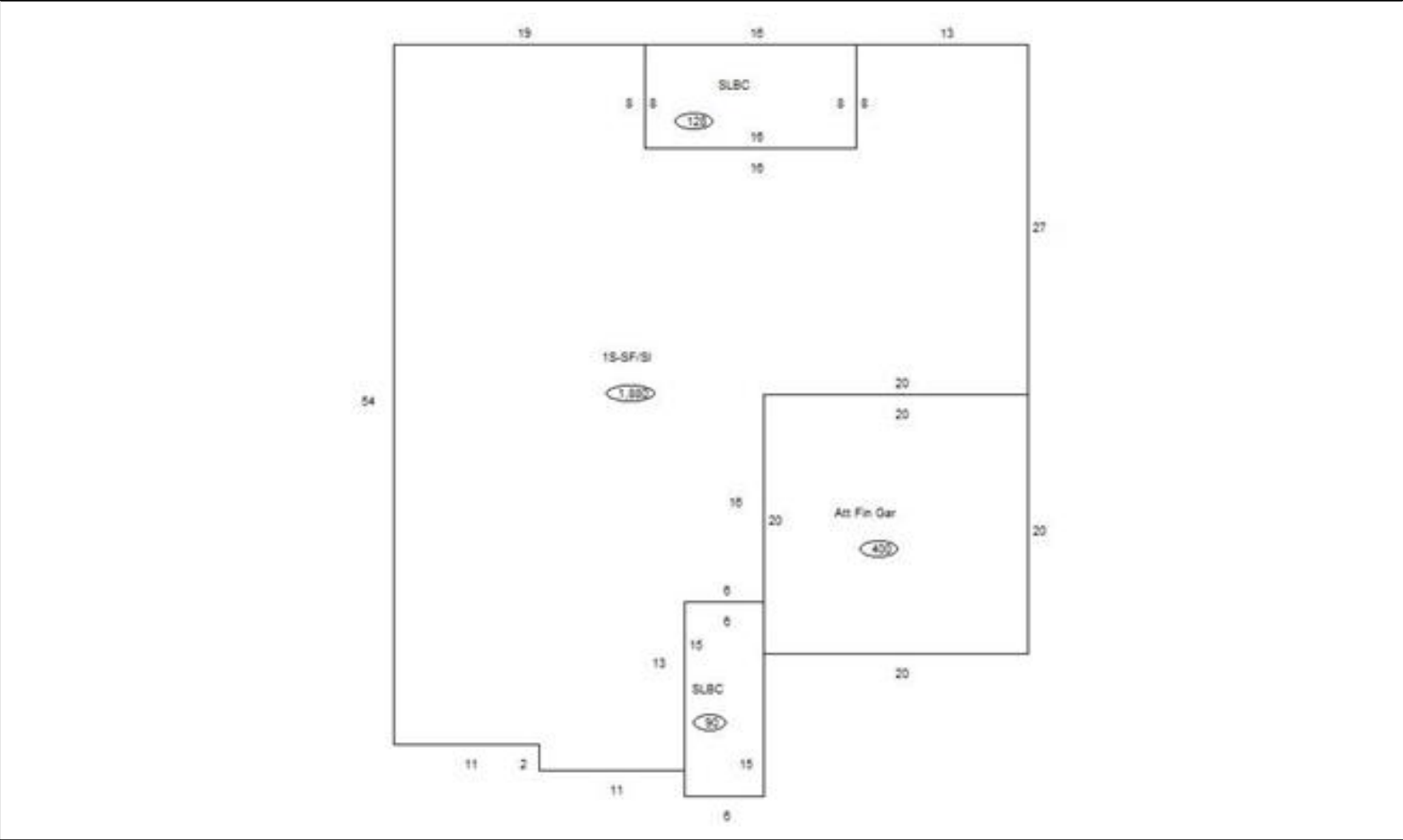
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Sketch Image

660107617



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/Sl	1,880	1.000	1,880
2	G	5		10	Att Fin Gar	400	1.000	400
3	M	PRCH		10	SLBC	90	1.000	90
4	M	PRCH		10	SLBC	128	1.000	128
Total Building Area						1,880		1,880