



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 660107618 Parcel ID 000000-0003-024-0-000-00 Cadastral ID 05-21-16-19050 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 342478 ZHENG, SHAOJIAN & YONG LIN 2809 W BROOK ST CLAREMORE OK 74017-0000 Parcel Location Situs 02809 WEST BROOK ST Subdivision ESTATES AT STONE CREEK Lot/Block 0024 / 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_0025.JPG 11/2/2023</p>																																																																
Legal Description Lat/Long: 36.33602146 -95.62367914 LOT 24 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	0.3184		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT		0
			0
Method	Square-Foot		
Base Lot Value	13,869.00 x 3.00 = 41,607		
Factor Value			
Adjustments	1.0000		
Lot Value	41,607		



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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	2,323 / 2,323
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,323
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	415 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	324,570 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	300,353		
Lot Value	41,607		
Indicated Value	341,960	147.21	Per SqFt
Agland Value			
Site Improvements			
Total Value	341,960	147.21	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	102.34	Total Misc Impr	+ 4,913
Roofing Adj	+ 4.56	Garage Cost	+ 17,467
Subfloor Adj	+ -2.19	Total RCN	= 306,483
Heat/Cool Adj	+ 12.64	Depreciation (2%)	- 6,130
Plumbing Adj	+ 4.95	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 300,353
Adj Base Cost	= 122.30	Lot Value	+ 41,607
Total Area	x 2,323	Indicated Value	= 341,960
Adjusted Cost	= 284,103	Value Per SqFt	147.21

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	158484	7x6		42	26.80		1,126
PRCH	Slab Porch - Covered	158485	13x11		143	26.48		3,787



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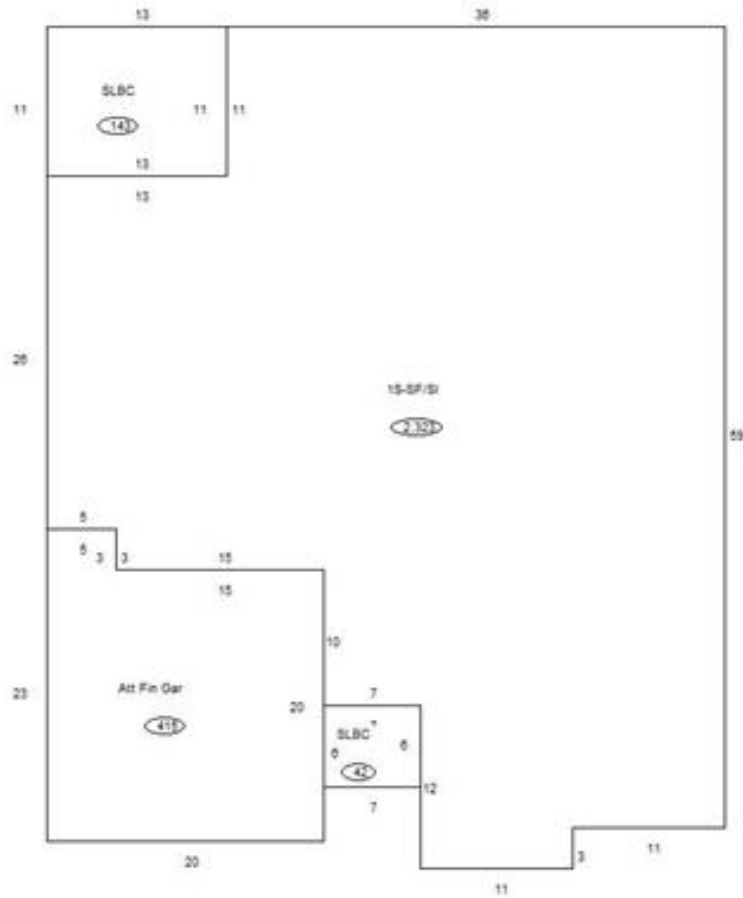
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	2,323	1.000	2,323
2	G	5		10	Att Fin Gar	415	1.000	415
3	M	PRCH		10	SLBC	42	1.000	42
4	M	PRCH		10	SLBC	143	1.000	143
Total Building Area						2,323		2,323