



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data				Primary Image							
Account	660107653										
Parcel ID	21N15E-34-4-00000-001-0000										
Cadastral ID	34-21-15-00640										
Property Type	REAL - Real Property										
Property Class	RR	VI Area	4								
Tax Area	4 - VERDIGRIS/VERD FIRE										
Name ID	332465										
ROHR FAMILY REVOCABLE TRUST											
24820 S 4106 RD CLAREMORE OK 74019-0000											
Parcel Location											
Situs	24820 S 4106 RD										
Subdivision											
Lot/Block	/	Parcel Size	4.36 - Acres								
Sec/Twn/Rng	34 / 21 / 15 / 4										
Neighborhood	6090 - UNPLATTED										
School District	S008 - VERDIGRIS SCHOOLS										
Legal Description Lat/Long: 36.25375490 -95.69499091				SHOP 7/29/2019							
S 475' W 400' SW NW SE.				Building Permits							
				Number	Description		Opened	Closed	Amount		
				S22	S23 SPLIT		01/2023	12/2023			
Exemptions				Sale History							
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code		
					/	ROHR FAMILY REVOCABLE TRUST	11/08/2022		0	4	
Parcel Valuation											
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax		
Remove Cap			Land Value	77,670	71,337	11%	7,847	Assessed	9,841	1,024.76	
Year Frozen			Improvements	47,887	18,125		1,994	Penalty	0		
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0		Total Value	125,557	89,462		9,841	Total Taxable	9,841	1,025.00	
Assessment History											
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660107653	ROHR FAMILY REVOCABLE TRUST			4	112,264	0	9,372	976.00		
2024	2024-660107653	ROHR FAMILY REVOCABLE TRUST			4	111,492	0	8,926	856.00		
2023	2023-660107653	ROHR FAMILY REVOCABLE TRUST			4	91,804	0	8,501	803.00		



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Lot Data		Square-Foot - NBHD 6090 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	4.3322		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	188,710.00 x .41 = 77,670		
Factor Value			
Adjustments	1.0000		
Lot Value	77,670		



SHOP 7/29/2019

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	77,670		
Indicated Value	77,670	0.00	Per SqFt
Agland Value			
Site Improvements	47,887		
Total Value	125,557	0.00	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 77,670
Total Area	x	Indicated Value	= 77,670
Adjusted Cost	= 0	Value Per SqFt	0.00

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	50x30x0			1,500
	Qual	2	Cond	Year	2019	Eff Age
	Valuation Summary Base Cost (30.22 x 1,500) 45,330		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
					45,330	45,330
	LNT0	LEAN TO - ATTACHED	23x8x0			184
	Qual		Cond	Year	2019	Eff Age
	Valuation Summary Base Cost (9.50 x 184) 1,748		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
					1,748	1,748
	STF	STG FAIR	0x0x0			864
	Qual	2	Cond 3	Year		Eff Age
	Valuation Summary Base Cost (4.68 x 864) 4,044		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
					4,044	3,235 809