




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:22:53
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Assessment Data					Primary Image																																																					
Account 660109224 Parcel ID 000418-0004-003-0-000-00 Cadastral ID 30-21-16-14670 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 348570 PISACHUBBE, FRANCES & GRANT 10133 E KING PL CLAREMORE OK 74019-0000 Parcel Location Situs 10133 E KING PL Subdivision KING RIDGE V Lot/Block 0003 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S001 - CLAREMORE SCHOOLS					 <p>660109224_001.JPG 1/15/2026</p>																																																					
Legal Description Lot/Long: 36.27809951 -95.64879728 LOT 3 BLOCK 4 KING RIDGE V																																																										
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Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.161		
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	7,013.00 x 5.95 = 41,727		
Factor Value			
Adjustments	1.0359		
Lot Value	43,225		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Frame, Siding, Vinyl 20% Veneer, Masonry
Base/Total Area	1,355 / 1,355
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,355
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	412 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

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	
Indicated Value	

Cost Approach Manual : 01/2025

Base Cost	101.57	Total Misc Impr	+	1,922
Roofing Adj	+ 4.63	Garage Cost	+	14,968
Subfloor Adj	+ -1.21	Total RCN	=	185,127
Heat/Cool Adj	+ 11.47	Depreciation (1%)	-	1,851
Plumbing Adj	+ 7.70	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	183,276
Adj Base Cost	= 124.16	Lot Value	+	43,225
Total Area	x 1,355	Indicated Value	=	226,501
Adjusted Cost	= 168,237	Value Per SqFt		167.16

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	183,276		
Lot Value	43,225		
Indicated Value	226,501	167.16	Per SqFt
Agland Value			
Site Improvements			
Total Value	226,501	167.16	Total Value Per SqFt

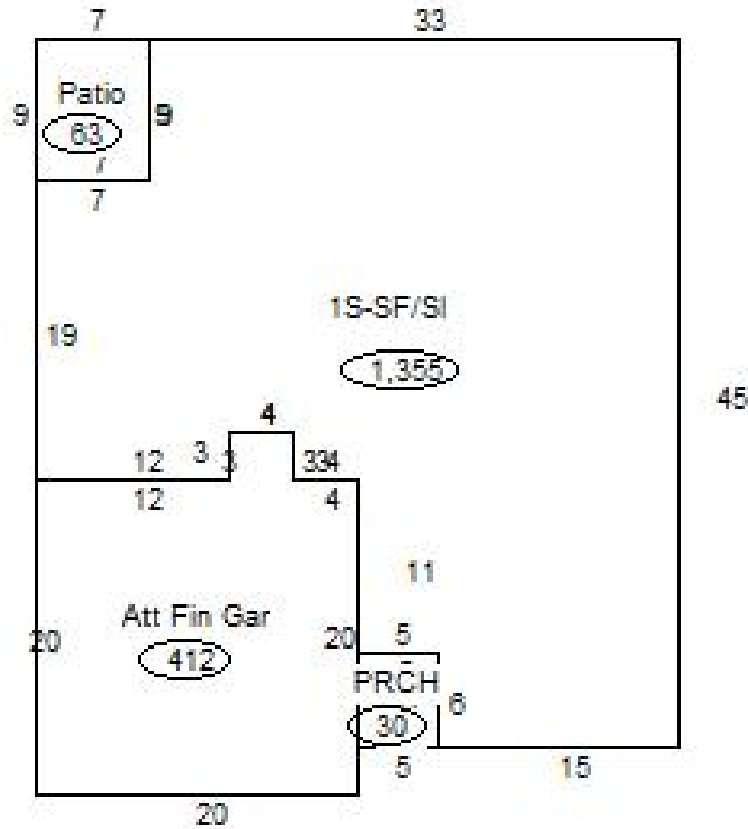
Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	193854	6x5		30	24.17		725
PATC	Patio - Covered	193855	9x7		63	19.00		1,197



Sketch Image

660109224



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,355	1.000	1,355
2	G	5		20	Att Fin Gar	412	1.000	412
3	M	PRCH		20	PRCH	30	1.000	30
4	M	PATC		20	Patio	63	1.000	63
Total Building Area						1,355		1,355