



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:23:00
Page 1

Assessment Data					Primary Image																																																																										
Account 660109228 Parcel ID 000418-0004-007-0-000-00 Cadastral ID 30-21-16-14710 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 85 - CLRM SD-VERD TOWN/FIRE Name ID 348723 BILLINGSLEY, HANNAH & TIMOTHY 23008 S MAE DR CLAREMORE OK 74019-0000 Parcel Location Situs 23008 S MAE DR Subdivision KING RIDGE V Lot/Block 0007 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 21 / 16 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S001 - CLAREMORE SCHOOLS					<p>660109228_001.JPG 1/16/2026</p>																																																																										
Legal Description Lot/Long: 36.27806283 -95.64978314 LOT 7 BLOCK 4 KING RIDGE V																																																																															
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Lot Data	Square-Foot - NBHD 1109 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.3371	
Topography		
Street Access		
Utilities		
Amenities		
Method	Square-Foot	
Base Lot Value	14,685.00 x 4.27 = 62,745	
Factor Value		
Adjustments	0.6812	
Lot Value	42,742	

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	1,940 / 1,940
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,940
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	412 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1



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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	94.32	Total Misc Impr	+	6,223			
Roofing Adj	+ 4.29	Garage Cost	+	14,968			
Subfloor Adj	+ -1.11	Total RCN	=	243,030			
Heat/Cool Adj	+ 11.47	Depreciation (1%)	-	2,430			
Plumbing Adj	+ 5.38	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	240,600			
Adj Base Cost	= 114.35	Lot Value	+	42,742			
Total Area	x 1,940	Indicated Value	=	283,342			
Adjusted Cost	= 221,839	Value Per SqFt		146.05			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	240,600		
Lot Value	42,742		
Indicated Value	283,342	146.05	Per SqFt
Agland Value			
Site Improvements			
Total Value	283,342	146.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	194123	168		168	23.69		3,980
PATC	Patio - Covered	194124	20x6		120	18.69		2,243

