



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 11:23:31  
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Assessment Data					Primary Image																																											
<b>Account</b> 660109245 <b>Parcel ID</b> 000418-0004-024-0-000-00 <b>Cadastral ID</b> 30-21-16-14880 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 85 - CLRM SD-VERD TOWN/FIRE <b>Name ID</b> 347637 COLLINSVILLE PROPERTY 1 LLC  PO BOX 1003 CLAREMORE OK 74018-0000  <b>Parcel Location</b> <b>Situs</b> 10089 E DWAYNE ST <b>Subdivision</b> KING RIDGE V <b>Lot/Block</b> 0024 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 21 / 16 / 5 <b>Neighborhood</b> 1109 - R-V03-SW VERDIGRIS <b>School District</b> S001 - CLAREMORE SCHOOLS																																																
<b>Legal Description</b> Lot/Long: 36.27457013 -95.64961071																																																
<b>Building Permits</b>					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R25 67</td> <td>NEW SFR 1633 SQ FT</td> <td>01/2025</td> <td>06/2025</td> <td>170,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R25 67	NEW SFR 1633 SQ FT	01/2025	06/2025	170,000																													
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Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2792		
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	12,163.00 x 4.74 = 57,701		
Factor Value			
Adjustments	0.8417		
Lot Value	48,567		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,627 / 1,627
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,627
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	412 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

660109245\_001.JPG 6/18/2025

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	95.76	Total Misc Impr	+ 2,938
Roofing Adj	+ 4.35	Garage Cost	+ 14,968
Subfloor Adj	+ -1.15	Total RCN	= 208,021
Heat/Cool Adj	+ 11.47	Depreciation ( 1%)	- 2,080
Plumbing Adj	+ 6.42	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 205,941
Adj Base Cost	= 116.85	Lot Value	+ 48,567
Total Area	x 1,627	Indicated Value	= 254,508
Adjusted Cost	= 190,115	Value Per SqFt	156.43

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	205,941		
Lot Value	48,567		
Indicated Value	254,508	156.43	Per SqFt
Agland Value			
Site Improvements			
Total Value	254,508	156.43	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	172423	13x6		78	24.02		1,874
PATO	Patio - Open	172424	14x7		98	10.86		1,064



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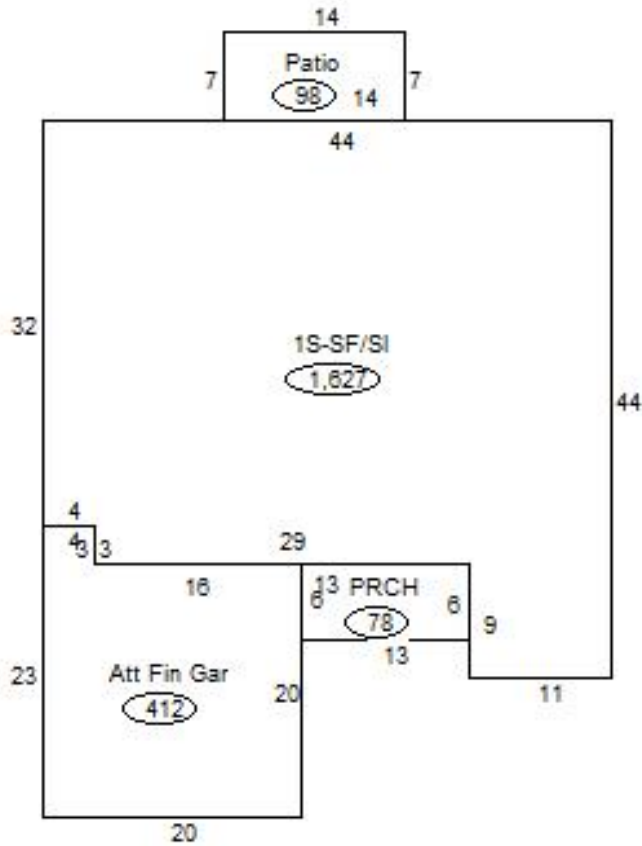
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Sketch Image

660109245



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,627	1.000	1,627
2	G	5		20	Att Fin Gar	412	1.000	412
3	M	PRCH		20	PRCH	78	1.000	78
4	M	PATO		20	Patio	98	1.000	98
<b>Total Building Area</b>						1,627		1,627