



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	660109516								
Parcel ID	000662-0017-015-0-000-00								
Cadastral ID	20-21-16-14700								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	343373								
ARG HOUSING LLC									
4058 N COLLEGE AVE STE 300 FAYETTEVILLE AR 72703-0000									
Parcel Location									
Situs	01007 W FARGO RD								
Subdivision	RED PLAINS PHASE III								
Lot/Block	0015 / 0017	Parcel Size	1 - Lots						
Sec/Twn/Rng	20 / 21 / 16 / 5								
Neighborhood	1166 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.16143311 -95.54847499									
LOT 15 BLOCK 17 RED PLAINS PHASE III									
Building Permits									
Number		Description		Opened	Closed	Amount			
R25 039		NEW SFR 1446 SQ FT		06/2025	09/2025	150,000			
Exemptions									
Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	THE CALARA GROUP LLC	03/20/2025	1,028,500	4
					/	RAUSCH COLEMAN HOMES OF TULSA	01/15/2025	0	4
					/	TULSA L DEV LLC	08/28/2024		WB
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax
Remove Cap	2026	Land Value	2,019	2,019	11%	222	Assessed	8,871	819.95
Year Frozen		Improvements	78,628	78,628		8,649	Penalty	0	
Uncapped Value	78,628	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	80,647	80,647		8,871	Total Taxable	8,871	820.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660109516	ARG HOUSING LLC			17	2,019	0	222	21.00



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Lot Data	Units-Buildable - RED PLAINS PHASE III - DEV DEF	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.1308	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value	2,019.00 x 2,019.00 = 2,019	
Factor Value		
Adjustments		
Lot Value	2,019	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	60% Frame, Siding, Vinyl 40% Veneer, Masonry
Base/Total Area	1,457 / 1,457
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,457
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	406 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	101.92	Total Misc Impr	+ 3,191				
Roofing Adj	+ 4.55	Garage Cost	+ 14,815				
Subfloor Adj	+ -1.18	Total RCN	= 198,557				
Heat/Cool Adj	+ 11.47	Depreciation (1%)	- 1,986				
Plumbing Adj	+ 7.16	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 196,571				
Adj Base Cost	= 123.92	Lot Value	+ 2,019				
Total Area	x 1,457	Indicated Value	= 198,590				
Adjusted Cost	= 180,551	Value Per SqFt	136.30				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	196,571		
Lot Value	2,019		
Indicated Value	198,590	136.30	Per SqFt
Agland Value			
Site Improvements			
Total Value	198,590	136.30	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	175563	7x5		35	24.16		846
PATC	Patio - Covered	175564	14x9		126	18.61		2,345



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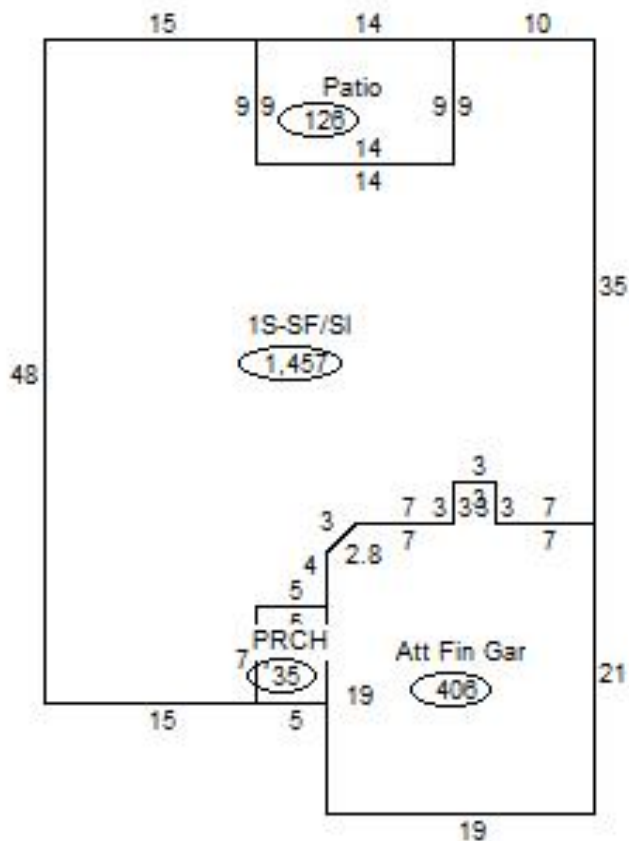
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	1,457	1.000	1,457
2	G	5		20	Att Fin Gar	406	1.000	406
3	M	PRCH		20	PRCH	35	1.000	35
4	M	PATC		20	Patio	126	1.000	126
Total Building Area						1,457		1,457