



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
Account 660109964 Parcel ID 22N16E-05-2-00000-002-0000 Cadastral ID 05-22-16-03530 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 11 - SEQUOYAH/NW FIRE Name ID 346513 RADER, MISTY MORIAH & SHANNON LAWRENCE REEDER 11534 E 410 RD CLAREMORE OK 74017-0000 Parcel Location Situs 11534 E 410 RD Subdivision Lot/Block / Parcel Size 8.11 - Acres Sec/Twn/Rng 5 / 22 / 16 / 2 Neighborhood 6030 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS																																																						
Legal Description Lat/Long: 36.42149126 -95.62400251																																																						
Legal Description TR DESC AS BEG NW/C GOVT LOT 2; N89.4322E 515'; S00.0541E 658 35'; S89.4502W 515'; S89.4510W 22'; N00.0541W 658.09'; N89.4338E 22' TO POB.					Building Permits <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>S25</td> <td>S26 SPLIT MOVED EXISTING IMPS HE</td> <td>03/2025</td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	S25	S26 SPLIT MOVED EXISTING IMPS HE	03/2025																																					
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,776 / 1,776
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1960 / 50



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-2\IMG_000' 11/2/2022

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	

Cost Approach				Manual : 01/2025			
Base Cost	94.07	Total Misc Impr	+ 3,374				
Roofing Adj	+ 4.37	Garage Cost	+ 0				
Subfloor Adj	+ 1.15	Total RCN	= 209,834				
Heat/Cool Adj	+ 11.47	Depreciation (57%)	- 119,605				
Plumbing Adj	+ 5.19	Lump Sums	+ 9,442				
Basement Adj	+ 0.00	RCNLD	= 99,671				
Adj Base Cost	= 116.25	Lot Value	+ 0				
Total Area	x 1,776	Indicated Value	= 99,671				
Adjusted Cost	= 206,460	Value Per SqFt	56.12				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	99,671		
Lot Value			
Indicated Value	99,671	56.12	Per SqFt
Agland Value	1,212		
Site Improvements	14,275		
Total Value	115,158	64.84	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	11968	16x8		128	26.36		3,374
WODC	WOOD DECK - COVERED	11969	42x8		336	28.10		9,442



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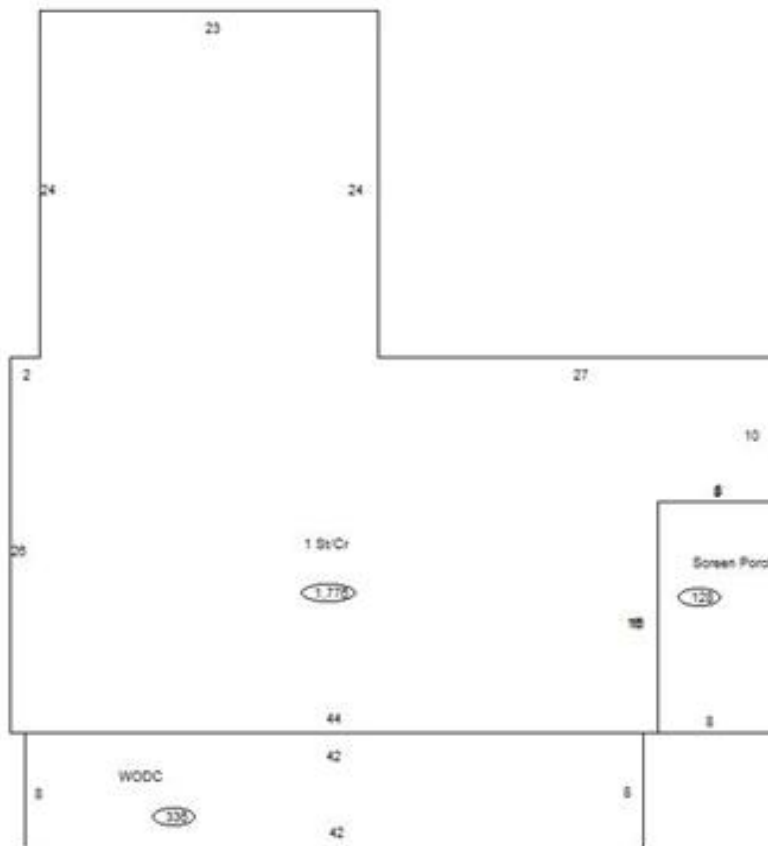
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,776	1.000	1,776
2	M	EPKS		10	Screen Porch	128	1.000	128
3	M	WODC		10	WODC	336	1.000	336
Total Building Area						1,776		1,776



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			2,000
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (9.12 x 2,000)	18,240		18,240	14,592	3,648
	BARN	BARN	0x0x0			1,408
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (9.92 x 1,408)	13,967		13,967	11,174	2,793
	DTGF	DETACHED GARAGE FAIR	0x0x0			576
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 576)	9,216		9,216	1,382	7,834



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45			4.110	108	108	444	444
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80			4.000	192	192	768	768
NTV PST Totals						8.110			1,212	1,212
Total Agland						8.110			1,212	1,212