



# 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	660001134													
Parcel ID	20N15E-02-2-00000-000-0000													
Cadastral ID	02-20-15-00900													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 3												
Tax Area	4 - VERDIGRIS/VERD FIRE													
Name ID	317082													
PORTER, LOU ANN & DAVID LEE ROUGHLEY														
25055 S 4110 RD CLAREMORE OK 74019-2357														
Parcel Location														
Situs	25055 S 4110 RD													
Subdivision														
Lot/Block	/	Parcel Size	2.98 - Acres											
Sec/Twn/Rng	2 / 20 / 15 / 2													
Neighborhood	2015 - UNPLATTED													
School District	S008 - VERDIGRIS SCHOOLS													
Legal Description Lat/Long: 36.24826190 -95.69015199														
W2 S 403.70' NW 9.81 AC LT 4, LESS TR COMM AT NW/C OF LOT 4; TH S00-02-14E 640.3' TO POB; TH S88-46-26E 221.3'; TH N89-51-17E 93 75'; TH S00-02-14E 9.12'; TH N89-57-35W 315'; TH N00-02-14W 13.4' 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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	No	1,000		Bk/Pg	Grantor	Date	Price	Code					
					2515/55	CLARK, KALLI K	11/11/2015	237,000	YES					
					2453/767	CLARK, SHAWN W &	02/06/2015	0	4					
					2001/466	BARBEE, GARY L &	01/23/2009	227,500	YES					
					1863/82	THURMOND, MAXINE	04/26/2007	185,000						
					1129/269	JARRETT, JOHNNY B & PAMELA~A	08/31/1998	128,000	No					
					944/880	JETTON, CALVIN C	01/27/1994	30,000	Yes					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax					
Remove Cap	2016	Land Value	53,264	53,264	11%	5,859	Assessed	33,825	3,522.26					
Year Frozen	0	Improvements	269,131	254,240		27,966	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	322,395	307,504		33,825	Total Taxable	33,825	3,522.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660001134	PORTER, LOU ANN &			4	292,861	0	32,214	3,354.00					
2024	2024-660001134	PORTER, LOU ANN &			4	310,013	0	32,814	3,145.00					
2023	2023-660001134	PORTER, LOU ANN &			4	284,107	0	31,252	2,950.00					
2022	2022-660001134	PORTER, LOU ANN &			4	272,135	0	29,935	2,877.00					
2021	2021-660001134	PORTER, LOU ANN &			4	260,990	0	28,709	2,687.00					
2020	2020-660001134	PORTER, LOU ANN &			4	259,404	0	28,090	2,634.00					
2019	2019-660001134	PORTER, LOU ANN &			4	243,208	0	26,753	2,549.00					
2018	2018-660001134	PORTER, LOU ANN &			4	242,843	0	26,713	2,546.00					
2017	2017-660001134	PORTER, LOU ANN &			4	241,017	0	26,512	2,533.00					
2016	2016-660001134	PORTER, LOU ANN &			4	235,480	0	25,903	2,482.00					
2015	2015-660001134	CLARK, KALLI K			4	224,809	1000	23,729	2,302.00					
2014	2014-660001134	CLARK, SHAWN W &			4	228,455	1000	24,130	2,215.00					
2013	2013-660001134	CLARK, SHAWN W &			4	225,326	0	24,786	2,346.00					



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Lot Data		Square-Foot - NBHD 2015 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	2.9911		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	FLOOD ZONE		0
Method	Square-Foot		
Base Lot Value	130,292.00 x .41 = 53,264		
Factor Value			
Adjustments	1.0000		
Lot Value	53,264		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	2,027 / 2,027
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,027
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1994 / 24

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	255,674	126.13	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	117.93	Total Misc Impr	+ 27,505				
Roofing Adj	+ 5.36	Garage Cost	+ 0				
Subfloor Adj	+ -3.40	Total RCN	= 322,211				
Heat/Cool Adj	+ 14.47	Depreciation ( 29%)	- 93,441				
Plumbing Adj	+ 11.03	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 228,770				
Adj Base Cost	= 145.39	Lot Value	+ 53,264				
Total Area	x 2,027	Indicated Value	= 282,034				
Adjusted Cost	= 294,706	Value Per SqFt	139.14				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	228,770		
Lot Value	53,264		
Indicated Value	282,034	139.14	Per SqFt
Agland Value			
Site Improvements	40,361		
Total Value	322,395	159.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
EPSW	ENCLOSED PORCH - SOLID WALL	2980	13x9		117	76.61		8,963
PRCH	SLAB PORCH - COVERED	2981	18x6		108	29.18		3,151
PRCH	Porch	178931	14x5		70	29.31		2,052
PRCH	Porch	178932	241		241	28.67		6,909



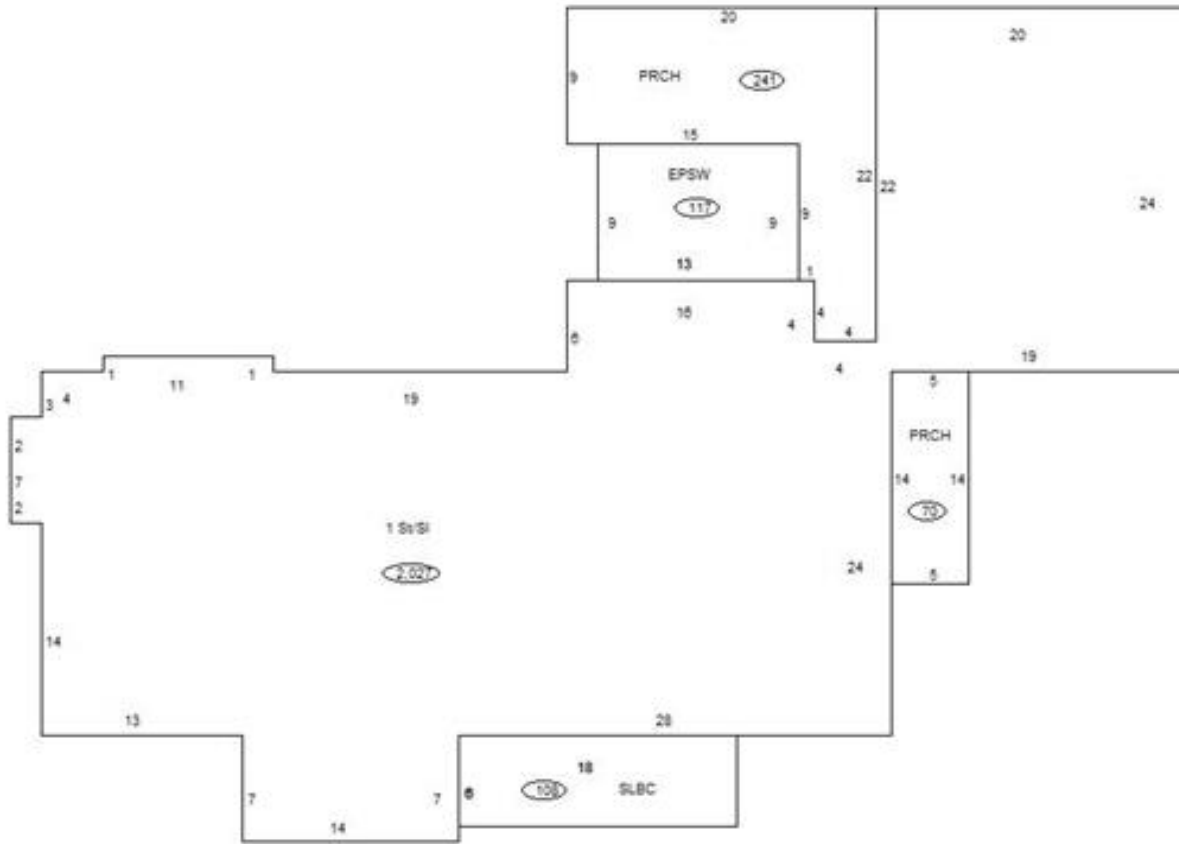
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,027	1.000	2,027
2	M	EPSW		10	EPSW	117	1.000	117
3	M	PRCH		10	SLBC	108	1.000	108
4	M	PRCH		10	PRCH	70	1.000	70
5	M	PRCH		10	PRCH	241	1.000	241
<b>Total Building Area</b>						2,027		2,027



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
UTIL	Utility Building	30x40x10	Concrete	Formed Metal	1,200	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2015	<b>Eff Age</b> 8		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (15% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (30.80 x 1,200)		36,960	36,960	5,544	31,416	
SHDS	Shed - Small	12x20x6	Plank	Composition Shingle	240	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2013	<b>Eff Age</b> 10		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (42% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (22.62 x 240)		5,429	5,429	2,280	3,149	
SHDS	Shed - Small	12x20x8	Plank	Composition Shingle	240	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2013	<b>Eff Age</b> 10		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (42% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (22.62 x 240)		5,429	5,429	2,280	3,149	
SHDS	Shed - Small	10x20x6	Plank	Composition Shingle	200	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2011	<b>Eff Age</b> 11		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (44% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (23.63 x 200)		4,726	4,726	2,079	2,647	