




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 660001998 Parcel ID 000000-00-0-00360-002-0009 Cadastral ID 03-20-15-04270 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 260391 COTZIAS, BARBARA 7685 E GREENWAY DR CLAREMORE OK 74019-0000 Parcel Location Situs 07685 S GREENWAY DR Subdivision GREENWAY PARK Lot/Block 0009 / 0002 Parcel Size .5 - Lots Sec/Twn/Rng 3 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-12\IMG_001 11/15/2021</p>														
Legal Description Lat/Long: 36.24179412 -95.69822593																			
W2 LOT 9 BLOCK 2 GREENWAY PARK					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>R7</td> <td>R7 NEW BUILDING</td> <td>03/2006</td> <td>12/2006</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R7	R7 NEW BUILDING	03/2006	12/2006	
Number	Description	Opened	Closed	Amount															
R7	R7 NEW BUILDING	03/2006	12/2006																
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	983/419	CRAY, JOHN GARY &	03/07/1995	0	No										
					950/448	CRAY, ALMA C	01/11/1994	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax										
Remove Cap	0		Land Value 34,115	26,498	11%	2,915	Assessed	15,675	1,632.27										
Year Frozen	2011		Improvements 149,342	115,996		12,760	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-87.00										
TIF Project ID	0		Total Value 183,457	142,494		15,675	Total Taxable	14,675	1,545.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660001998	COTZIAS, BARBARA			4	176,366	1000	14,674	1,544.00										
2024	2024-660001998	COTZIAS, BARBARA			4	185,563	1000	14,675	1,416.00										
2023	2023-660001998	COTZIAS, BARBARA			4	177,249	1000	14,674	1,395.00										
2022	2022-660001998	COTZIAS, BARBARA			4	179,427	1000	14,674	1,420.00										
2021	2021-660001998	COTZIAS, BARBARA			4	186,670	1000	14,675	1,383.00										
2020	2020-660001998	COTZIAS, BARBARA			4	184,097	1000	14,674	1,386.00										
2019	2019-660001998	COTZIAS, BARBARA			4	177,886	1000	14,675	1,408.00										
2018	2018-660001998	COTZIAS, BARBARA			4	182,737	1000	14,674	1,408.00										
2017	2017-660001998	COTZIAS, BARBARA			4	181,394	1000	14,675	1,412.00										
2016	2016-660001998	COTZIAS, BARBARA			4	177,512	1000	14,674	1,416.00										
2015	2015-660001998	COTZIAS, BARBARA			4	172,843	1000	14,674	1,427.00										
2014	2014-660001998	COTZIAS, BARBARA			4	174,027	1000	14,674	1,351.00										
2013	2013-660001998	COTZIAS, BARBARA			4	167,829	1000	14,674	1,399.00										




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Lot Data	Square-Foot - NBHD 1046 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.0948 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 47,689.00 x .72 = 34,115 Factor Value Adjustments 1.0000 Lot Value 34,115		 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-11-12\IMG_001 11/15/2021</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,702 / 1,702
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,702
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished
Remodel	
Year/Eff Age	1979 / 35



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	190,401	111.87	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	196,590		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	111.22	Total Misc Impr	+	13,163			
Roofing Adj	+ 4.86	Garage Cost	+	18,168			
Subfloor Adj	+ -2.31	Total RCN	=	262,003			
Heat/Cool Adj	+ 12.64	Depreciation (43%)	-	112,661			
Plumbing Adj	+ 9.12	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	149,342			
Adj Base Cost	= 135.53	Lot Value	+	34,115			
Total Area	x 1,702	Indicated Value	=	183,457			
Adjusted Cost	= 230,672	Value Per SqFt		107.79			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	149,342		
Lot Value	34,115		
Indicated Value	183,457	107.79	Per SqFt
Agland Value			
Site Improvements			
Total Value	183,457	107.79	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	5,615.40		5,615
SHLT	STORM SHELTER	0		1	2017	0.00		
PRCH	SLAB PORCH - COVERED	5332	12x12		144	26.48		3,813
PRCH	Slab Porch - Covered	5333	141		141	26.49		3,735



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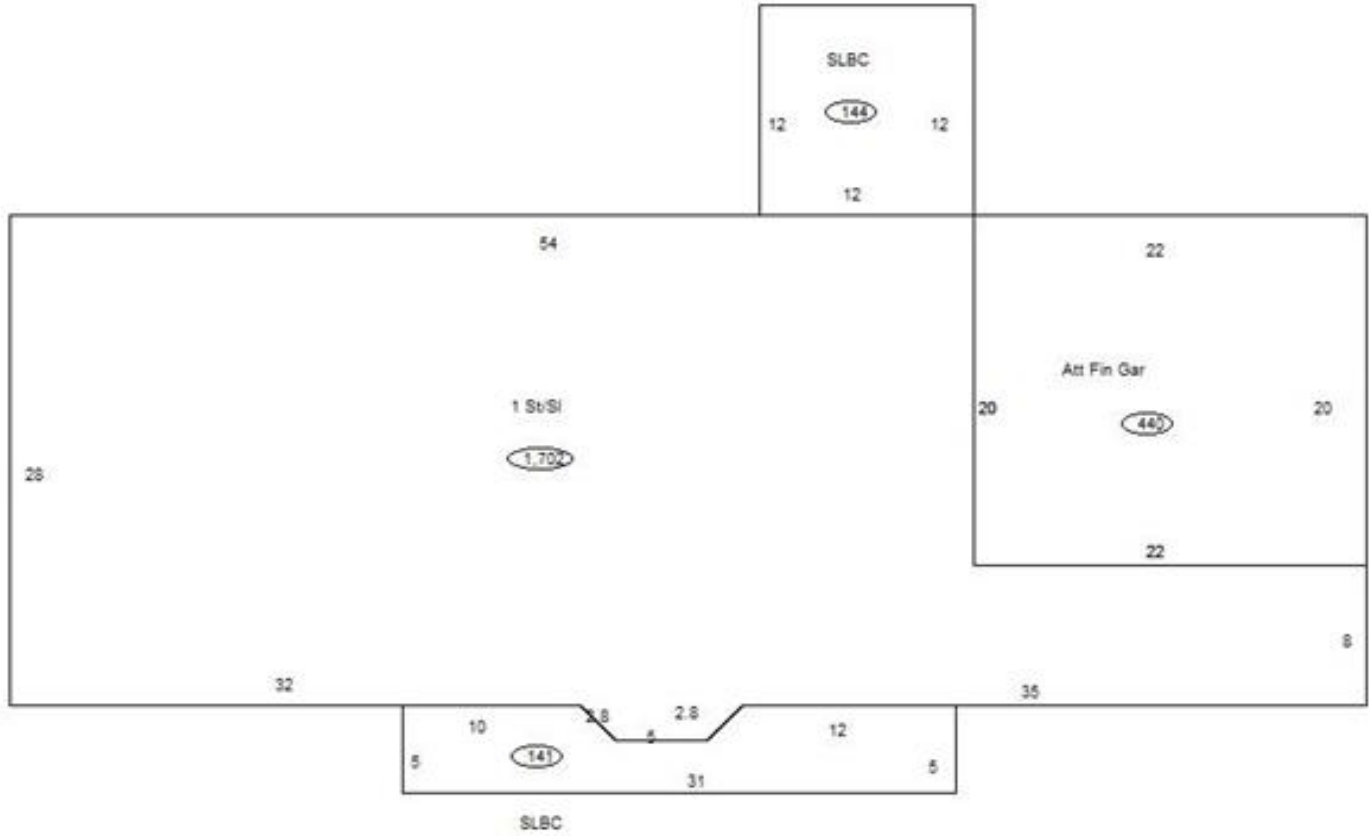
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Sketch Image

660001998



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,702	1.000	1,702
2	G	5		10	Att Fin Gar	440	1.000	440
3	M	PRCH		10	SLBC	144	1.000	144
4	M	PRCH		10	SLBC	141	1.000	141
Total Building Area						1,702		1,702