



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660004034 <b>Parcel ID</b> 000000-00-0-10230-003-0008 <b>Cadastral ID</b> 05-21-16-05850 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 287426 KNOX, GENE W &  KATHLEEN S PO BOX 1463 CLAREMORE OK 74018-0000																																																						
<b>Parcel Location</b> <b>Situs</b> 00840 MINGO CT <b>Subdivision</b> LINDWOOD <b>Lot/Block</b> 0008 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1183 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS																																																						
<b>Legal Description</b> Lot/Long: 36.32363927 -95.61632056					<b>Building Permits</b>																																																	
LOT 8 BLOCK 3 LINDWOOD					<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																																								
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<b>Exemptions</b>					<b>Sale History</b>																																																	
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>																																													
H	Homestead	No	1,000		2434/330	KNOX, GENE W & KATHLEEN S &	10/17/2014	0	4																																													
					2100/279	BANK OF NEW YORK MELLON-TRUS1	04/28/2010	68,000	3																																													
					2087/822	LANCE, GEORGE E &	02/18/2010	0	10																																													
					849/887			0	No																																													
<b>Parcel Valuation</b>					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2011</td> <td>Land Value</td> <td>30,595</td> <td>25,966</td> <td>11%</td> <td>2,856</td> <td>Assessed</td> <td>10,185 941.40</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>66,624</td> <td>66,624</td> <td> </td> <td>7,329</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0 0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>97,219</td> <td>92,590</td> <td> </td> <td>10,185</td> <td>Total Taxable</td> <td>10,185 941.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2011	Land Value	30,595	25,966	11%	2,856	Assessed	10,185 941.40	Year Frozen	0	Improvements	66,624	66,624		7,329	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	TIF Project ID	0	Total Value	97,219	92,590		10,185	Total Taxable	10,185 941.00
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<b>Assessment History</b>																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660004034	KNOX, GENE W &	17	95,019	0	9,700	897.00																																															
2024	2024-660004034	KNOX, GENE W &	17	95,479	0	9,238	854.00																																															
2023	2023-660004034	KNOX, GENE W &	17	89,676	0	8,798	806.00																																															
2022	2022-660004034	KNOX, GENE W &	17	76,175	0	8,379	776.00																																															
2021	2021-660004034	KNOX, GENE W &	17	78,819	1000	7,670	677.00																																															
2020	2020-660004034	KNOX, GENE W &	17	79,447	1000	7,601	696.00																																															
2019	2019-660004034	KNOX, GENE W &	17	75,911	1000	7,350	681.00																																															
2018	2018-660004034	KNOX, GENE W &	17	79,032	1000	7,694	711.00																																															
2017	2017-660004034	KNOX, GENE W &	17	78,438	1000	7,628	701.00																																															
2016	2016-660004034	KNOX, GENE W &	17	76,649	1000	7,431	697.00																																															
2015	2015-660004034	KNOX, GENE W &	17	74,552	1000	7,201	649.00																																															
2014	2014-660004034	KNOX, GENE W & KATHLEEN S &	17	76,668	1000	7,260	673.00																																															
2013	2013-660004034	KNOX, GENE W & KATHLEEN S &	17	72,904	1000	7,019	642.00																																															



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Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	7500	
Non-Ag Acres	0.1405	
Topography		
Street Access		
Utilities		
Amenities	LOT SIZE ADJUSTMENT	
	0	
	0	
Method	Square-Foot	
Base Lot Value	6,119.00 x 5.00 = 30,595	
Factor Value		
Adjustments	1.0000	
Lot Value	30,595	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,016 / 1,016
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,016
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	330 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1972 / 41

Cost Approach		Manual : 01/2025	
Base Cost	104.53	Total Misc Impr	+ 1,267
Roofing Adj	+ 4.29	Garage Cost	+ 8,656
Subfloor Adj	+ 0.00	Total RCN	= 135,968
Heat/Cool Adj	+ 10.30	Depreciation ( 51%)	- 69,344
Plumbing Adj	+ 4.94	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 66,624
Adj Base Cost	= 124.06	Lot Value	+ 30,595
Total Area	x 1,016	Indicated Value	= 97,219
Adjusted Cost	= 126,045	Value Per SqFt	95.69



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-4-18\IMG\_002' 4/18/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	98,793 97.24 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	122,600 Per SqFt

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	66,624
Lot Value	30,595
Indicated Value	97,219 95.69 Per SqFt
Agland Value	
Site Improvements	
Total Value	97,219 95.69 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	10246	10x6		60	21.11	1,267



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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	13	1 St/SI	1,016	1.000	1,016
2	G	1		13	Attached Garage	330	1.000	330
3	M	PRCH		13	SLBC	60	1.000	60
<b>Total Building Area</b>						1,016		1,016



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	

Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x )				