



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 03:29:31  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660004354 <b>Parcel ID</b> 000000-00-0-10525-003-0002 <b>Cadastral ID</b> 05-21-16-09050 <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> 347144 FOX, KYLE JEREMY & KIMBERLY MARIE  1459 PARADISE PARKWAY CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 01459 PARADISE PKWY <b>Subdivision</b> WILL ROGERS HGTS IV <b>Lot/Block</b> 0002 / 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					<p>\\tsclient\T\TOMMY DUNLAP\New folder (175)\IMG_0070.JPG 4/18/2023</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.32477638 -95.62725725 LOT 2 BLOCK 3 WILL ROGERS HGTS IV																																																																																																																									
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						<b>Building Permits</b> <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																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
<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>2026</td> <td>Land Value 87,728</td> <td>87,728</td> <td>11%</td> <td>9,650</td> <td>Assessed</td> <td>27,500</td> <td>2,541.82</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 162,272</td> <td>162,272</td> <td></td> <td>17,850</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 250,000</td> <td>250,000</td> <td></td> <td>27,500</td> <td>Total Taxable</td> <td>27,500</td> <td>2,542.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2026	Land Value 87,728	87,728	11%	9,650	Assessed	27,500	2,541.82	Year Frozen	0	Improvements 162,272	162,272		17,850	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 250,000	250,000		27,500	Total Taxable	27,500	2,542.00	<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>05/06/2025</td> <td>250,000</td> <td>YES</td> </tr> <tr> <td>2496/713</td> <td>SUTTER, RICK &amp; MARY</td> <td>08/31/2015</td> <td>99,000</td> <td>YES</td> </tr> <tr> <td>1765/13</td> <td>GREGGS, CHRISTOPHER C</td> <td>03/31/2006</td> <td>118,500</td> <td>YES</td> </tr> <tr> <td>1263/796</td> <td>NEES, ROBBIE &amp;</td> <td>12/29/2000</td> <td>117,000</td> <td>Yes</td> </tr> <tr> <td>1019/322</td> <td>DUNAHAY, GERALD E</td> <td>03/15/1996</td> <td>78,000</td> <td>Yes</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	MIDWEST ACQUISITIONS LLC	05/06/2025	250,000	YES	2496/713	SUTTER, RICK & MARY	08/31/2015	99,000	YES	1765/13	GREGGS, CHRISTOPHER C	03/31/2006	118,500	YES	1263/796	NEES, ROBBIE &	12/29/2000	117,000	Yes	1019/322	DUNAHAY, GERALD E	03/15/1996	78,000	Yes																																					
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																																																																																																																	
Remove Cap	2026	Land Value 87,728	87,728	11%	9,650	Assessed	27,500	2,541.82																																																																																																																	
Year Frozen	0	Improvements 162,272	162,272		17,850	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 250,000	250,000		27,500	Total Taxable	27,500	2,542.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
/	MIDWEST ACQUISITIONS LLC	05/06/2025	250,000	YES																																																																																																																					
2496/713	SUTTER, RICK & MARY	08/31/2015	99,000	YES																																																																																																																					
1765/13	GREGGS, CHRISTOPHER C	03/31/2006	118,500	YES																																																																																																																					
1263/796	NEES, ROBBIE &	12/29/2000	117,000	Yes																																																																																																																					
1019/322	DUNAHAY, GERALD E	03/15/1996	78,000	Yes																																																																																																																					
<b>Assessment History</b> <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr> <td>2025</td> <td>2025-660004354</td> <td>FOX, KYLE JEREMY &amp;</td> <td>17</td> <td>179,277</td> <td>0</td> <td>13,872</td> <td>1,282.00</td> </tr> <tr> <td>2024</td> <td>2024-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>170,245</td> <td>0</td> <td>13,211</td> <td>1,221.00</td> </tr> <tr> <td>2023</td> <td>2023-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>120,432</td> <td>0</td> <td>12,582</td> <td>1,153.00</td> </tr> <tr> <td>2022</td> <td>2022-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>108,938</td> <td>0</td> <td>11,983</td> <td>1,109.00</td> </tr> <tr> <td>2021</td> <td>2021-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>110,770</td> <td>0</td> <td>12,185</td> <td>1,076.00</td> </tr> <tr> <td>2020</td> <td>2020-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>110,594</td> <td>0</td> <td>12,050</td> <td>1,103.00</td> </tr> <tr> <td>2019</td> <td>2019-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>104,328</td> <td>0</td> <td>11,476</td> <td>1,063.00</td> </tr> <tr> <td>2018</td> <td>2018-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>110,912</td> <td>0</td> <td>12,200</td> <td>1,127.00</td> </tr> <tr> <td>2017</td> <td>2017-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>110,012</td> <td>0</td> <td>12,101</td> <td>1,111.00</td> </tr> <tr> <td>2016</td> <td>2016-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>107,295</td> <td>0</td> <td>11,802</td> <td>1,108.00</td> </tr> <tr> <td>2015</td> <td>2015-660004354</td> <td>MIDWEST ACQUISITIONS LLC</td> <td>17</td> <td>123,860</td> <td>1000</td> <td>12,045</td> <td>1,086.00</td> </tr> <tr> <td>2014</td> <td>2014-660004354</td> <td>SUTTER, RICK &amp; MARY</td> <td>17</td> <td>127,608</td> <td>1000</td> <td>11,665</td> <td>1,082.00</td> </tr> <tr> <td>2013</td> <td>2013-660004354</td> <td>SUTTER, RICK &amp; MARY</td> <td>17</td> <td>120,194</td> <td>1000</td> <td>11,296</td> <td>1,034.00</td> </tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660004354	FOX, KYLE JEREMY &	17	179,277	0	13,872	1,282.00	2024	2024-660004354	MIDWEST ACQUISITIONS LLC	17	170,245	0	13,211	1,221.00	2023	2023-660004354	MIDWEST ACQUISITIONS LLC	17	120,432	0	12,582	1,153.00	2022	2022-660004354	MIDWEST ACQUISITIONS LLC	17	108,938	0	11,983	1,109.00	2021	2021-660004354	MIDWEST ACQUISITIONS LLC	17	110,770	0	12,185	1,076.00	2020	2020-660004354	MIDWEST ACQUISITIONS LLC	17	110,594	0	12,050	1,103.00	2019	2019-660004354	MIDWEST ACQUISITIONS LLC	17	104,328	0	11,476	1,063.00	2018	2018-660004354	MIDWEST ACQUISITIONS LLC	17	110,912	0	12,200	1,127.00	2017	2017-660004354	MIDWEST ACQUISITIONS LLC	17	110,012	0	12,101	1,111.00	2016	2016-660004354	MIDWEST ACQUISITIONS LLC	17	107,295	0	11,802	1,108.00	2015	2015-660004354	MIDWEST ACQUISITIONS LLC	17	123,860	1000	12,045	1,086.00	2014	2014-660004354	SUTTER, RICK & MARY	17	127,608	1000	11,665	1,082.00	2013	2013-660004354	SUTTER, RICK & MARY	17	120,194	1000	11,296	1,034.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660004354	FOX, KYLE JEREMY &	17	179,277	0	13,872	1,282.00																																																																																																																		
2024	2024-660004354	MIDWEST ACQUISITIONS LLC	17	170,245	0	13,211	1,221.00																																																																																																																		
2023	2023-660004354	MIDWEST ACQUISITIONS LLC	17	120,432	0	12,582	1,153.00																																																																																																																		
2022	2022-660004354	MIDWEST ACQUISITIONS LLC	17	108,938	0	11,983	1,109.00																																																																																																																		
2021	2021-660004354	MIDWEST ACQUISITIONS LLC	17	110,770	0	12,185	1,076.00																																																																																																																		
2020	2020-660004354	MIDWEST ACQUISITIONS LLC	17	110,594	0	12,050	1,103.00																																																																																																																		
2019	2019-660004354	MIDWEST ACQUISITIONS LLC	17	104,328	0	11,476	1,063.00																																																																																																																		
2018	2018-660004354	MIDWEST ACQUISITIONS LLC	17	110,912	0	12,200	1,127.00																																																																																																																		
2017	2017-660004354	MIDWEST ACQUISITIONS LLC	17	110,012	0	12,101	1,111.00																																																																																																																		
2016	2016-660004354	MIDWEST ACQUISITIONS LLC	17	107,295	0	11,802	1,108.00																																																																																																																		
2015	2015-660004354	MIDWEST ACQUISITIONS LLC	17	123,860	1000	12,045	1,086.00																																																																																																																		
2014	2014-660004354	SUTTER, RICK & MARY	17	127,608	1000	11,665	1,082.00																																																																																																																		
2013	2013-660004354	SUTTER, RICK & MARY	17	120,194	1000	11,296	1,034.00																																																																																																																		



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 03:29:32  
Page 2

Lot Data	Square-Foot - NBHD 1183 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> 1 <b>Units Buildable</b> 10500 <b>Non-Ag Acres</b> 0.2464 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LOT SIZE ADJUSTMENT 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 10,735.00 x 4.64 = 49,769 <b>Factor Value</b> <b>Adjustments</b> 1.7627 <b>Lot Value</b> 87,728		
<b>Residential Data</b> <b>Type</b> 1 Single Family Residence <b>Condition</b> 3.5 - Average <b>Quality</b> 2.5 - Fair <b>Architecture</b> R3 Res Nbhd 3 <b>Style</b> 100% 1 1/2 Story Finished <b>Exterior Wall</b> 100% Veneer, Stone <b>Base/Total Area</b> 1,496 / 1,760 <b>Style</b> 100% 1 1/2 Story Finished <b>HVAC</b> 100% Warmed & Cooled Air <b>Roof Cover</b> 1 Composition Shingle <b>Area on Slab</b> 1,496 <b>Fixture/RghIn</b> 11 / <b>Bed/F/H Bath</b> 3 / 2.0 / <b>Basement Area</b> <b>Garage Type</b> 480 Attached Garage - Unfinished 2 Stalls <b>Remodel</b> STANDARD - <b>Year/Eff Age</b> 1980 / 24		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3.5 - Average
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	R3 Res Nbhd 3
<b>Style</b>	100% 1 1/2 Story Finished
<b>Exterior Wall</b>	100% Veneer, Stone
<b>Base/Total Area</b>	1,496 / 1,760
<b>Style</b>	100% 1 1/2 Story Finished
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,496
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	480 Attached Garage - Unfinished 2 Stalls
<b>Remodel</b>	STANDARD -
<b>Year/Eff Age</b>	1980 / 24

Cost Approach		Manual : 01/2025	
<b>Base Cost</b>	101.12	<b>Total Misc Impr</b>	+ 5,773
<b>Roofing Adj</b>	+ 3.84	<b>Garage Cost</b>	+ 13,282
<b>Subfloor Adj</b>	+ -0.98	<b>Total RCN</b>	= 236,327
<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 32%)</b>	- 75,625
<b>Plumbing Adj</b>	+ 8.00	<b>Lump Sums</b>	+ 1,570
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 162,272
<b>Adj Base Cost</b>	= 123.45	<b>Lot Value</b>	+ 87,728
<b>Total Area</b>	x 1,760	<b>Indicated Value</b>	= 250,000
<b>Adjusted Cost</b>	= 217,272	<b>Value Per SqFt</b>	142.05

GRM Approach			
<b>GRM Code</b>			
<b>Gross Rent</b>		0.00	
<b>Indicated Value</b>			
Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	177,596	100.91	Per SqFt
Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	6		
<b>Indicated Value</b>	187,940		Per SqFt
Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	162,272		
<b>Lot Value</b>	87,728		
<b>Indicated Value</b>	250,000	142.05	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	250,000	142.05	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	11289		28	28	24.18		677
WODO	WOOD DECK - OPEN	11290	18x10		180	21.81	60%	1,570



# Rogers

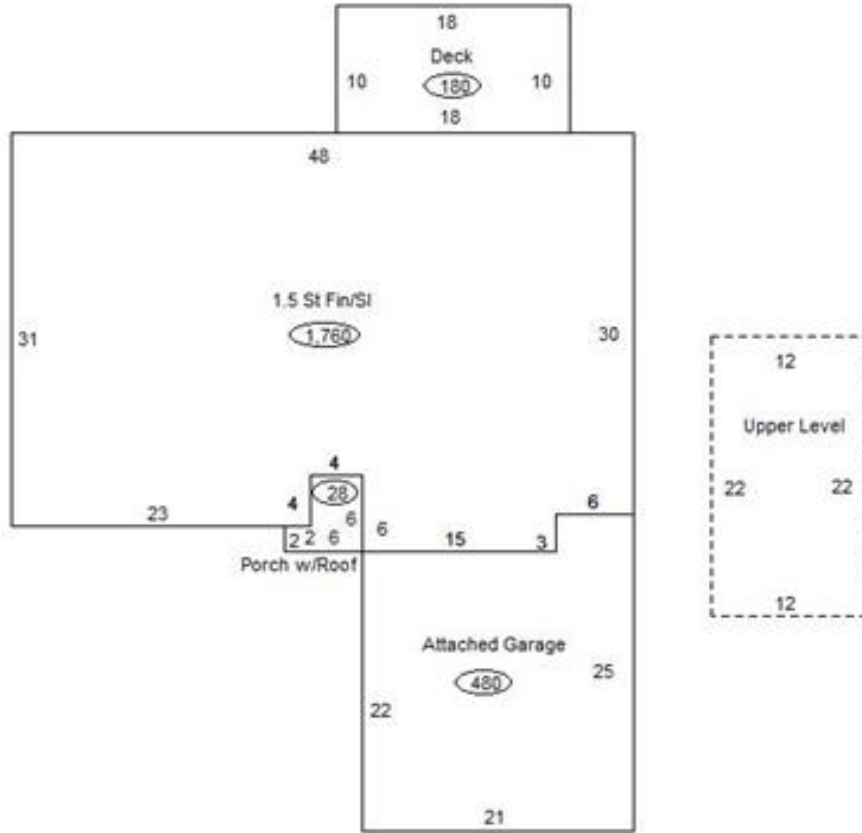
## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 03:29:32  
 Page 3

### Sketch Image

660004354



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,496	1.176	1,760
2	G	1		13	Attached Garage	480	1.000	480
3	M	PRCH		13	SLBC	28	1.000	28
4	M	WODO		13	WODO	180	1.000	180
5	U	^UL	Overhang	13	Upper Level	264	1.000	264
<b>Total Building Area</b>						1,496		1,760