




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 03:31:48
Page 1

Assessment Data					Primary Image									
Account	660004893													
Parcel ID	000000-00-0-00252-003-0001													
Cadastral ID	06-20-16-04730													
Property Type	REAL - Real Property													
Property Class	URP	VI Area 3												
Tax Area	80 - VERDIGRIS TOWN/ VERDIGRI													
Name ID	318618													
FOX, KEVIN														
10636 E 530 RD CLAREMORE	OK 74019-0000													
Parcel Location														
Situs	10636 E 530 RD													
Subdivision	DIXIE ESTATES													
Lot/Block	0001 / 0003	Parcel Size 1 - Lots												
Sec/Twn/Rng	6 / 20 / 16 / 5													
Neighborhood	1083 - R-V01-SW CLAREMORE													
School District	S008 - VERDIGRIS SCHOOLS													
D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-27\IMG 9/27/2021														
Legal Description Lat/Long: 36.24911277 -95.64108415														
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 colspan="5">LOT 1 BLOCK 3 DIXIE ESTATES</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	LOT 1 BLOCK 3 DIXIE ESTATES				
Number	Description	Opened	Closed	Amount										
LOT 1 BLOCK 3 DIXIE ESTATES														
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	Yes	1,000	1,000	2556/903	CARTER, RUSSELL M-TRUSTEE	06/07/2016	135,000	YES					
					2483/568	CARTER, JUNIOR G & MAXINE L	07/06/2015	0	4					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax					
Remove Cap	2017	Land Value	72,827	32,824	11%	3,611	Assessed	16,084	1,674.86					
Year Frozen	2005	Improvements	119,974	113,387		12,473	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-87.00					
TIF Project ID	0	Total Value	192,801	146,211		16,084	Total Taxable	15,084	1,588.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660004893	FOX, KEVIN			80	182,912	1000	14,614	1,538.00					
2024	2024-660004893	FOX, KEVIN			80	188,856	1000	14,160	1,367.00					
2023	2023-660004893	FOX, KEVIN			80	133,805	1000	13,719	1,306.00					
2022	2022-660004893	FOX, KEVIN			80	130,440	1000	13,320	1,291.00					
2021	2021-660004893	FOX, KEVIN			80	126,388	1000	12,903	1,218.00					
2020	2020-660004893	FOX, KEVIN			80	127,076	1000	12,731	1,204.00					
2019	2019-660004893	FOX, KEVIN			80	121,189	1000	12,331	1,185.00					
2018	2018-660004893	FOX, KEVIN			80	125,806	1000	12,839	1,234.00					
2017	2017-660004893	FOX, KEVIN			80	138,544	1000	14,240	1,371.00					
2016	2016-660004893	FOX, KEVIN			80	135,153	1000	6,916	674.00					
2015	2015-660004893	CARTER, RUSSELL M-TRUSTEE			80	131,536	1000	6,915	679.00					
2014	2014-660004893	CARTER, JUNIOR G & MAXINE L			80	133,780	1000	6,916	643.00					
2013	2013-660004893	CARTER, JUNIOR G & MAXINE L			80	123,425	1000	6,916	666.00					



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 03:31:48
 Page 2

Lot Data		Square-Foot - NBHD 1083 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.1094		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	48,327.00 x 1.51 = 72,827		
Factor Value			
Adjustments	1.0000		
Lot Value	72,827		



D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-9-27\IMG 9/27/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,358 / 1,358
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,358
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	572 Attached Garage - Finished
Remodel	
Year/Eff Age	1972 / 41

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	158,078	116.41	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	217,110 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	109.41	Total Misc Impr	+ 29,871
Roofing Adj	+ 4.63	Garage Cost	+ 19,093
Subfloor Adj	+ -1.22	Total RCN	= 226,984
Heat/Cool Adj	+ 11.47	Depreciation (49%)	- 111,222
Plumbing Adj	+ 6.80	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 115,762
Adj Base Cost	= 131.09	Lot Value	+ 72,827
Total Area	x 1,358	Indicated Value	= 188,589
Adjusted Cost	= 178,020	Value Per SqFt	138.87

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	115,762		
Lot Value	72,827		
Indicated Value	188,589	138.87	Per SqFt
Agland Value			
Site Improvements	4,212		
Total Value	192,801	141.97	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	12349		56	56	24.09		1,349
EPSW	ENCLOSED PORCH - SOLID WALL	12350		386	386	60.69		23,426



Rogers

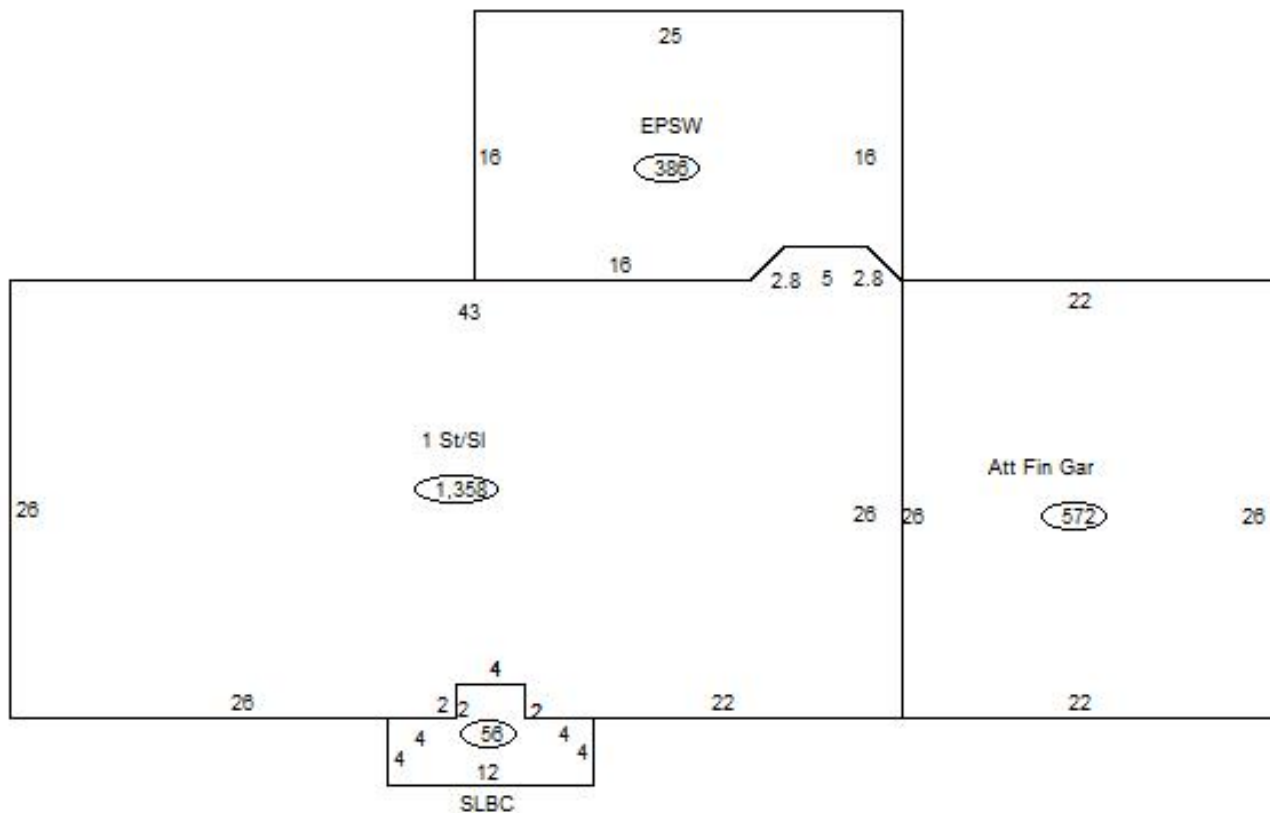
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 03:31:48
 Page 3

Sketch Image

660004893



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,358	1.000	1,358
2	G	5		13	Att Fin Gar	572	1.000	572
3	M	PRCH		13	SLBC	56	1.000	56
4	M	EPSW		13	EPSW	386	1.000	386
Total Building Area						1,358		1,358



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 03:31:48
 Page 4

660004893

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	6x6x6	Plank	Formed Metal	36
	Qual 4	Cond 3	Year 2010	Eff Age 12		
Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)		RCNLD
Base Cost (38.17 x 36)		1,374		1,374	632	742
	SHDS	Shed - Small	20x10x8	Plank	Formed Metal	200
	Qual 3	Cond 3	Year 2010	Eff Age 12		
Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)		RCNLD
Base Cost (24.51 x 200)		4,902		4,902	2,255	2,647
	PCPT	Carport - Portable	20x20x8	Gravel	Formed Metal	400
	Qual 3	Cond 3	Year 2010	Eff Age 12		
Valuation Summary		Modifier Total	RCN	Depr (53% Phys/ % Func)		RCNLD
Base Cost (4.38 x 400)		1,752		1,752	929	823