



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	660005805													
Parcel ID	000000-00-0-00606-006-0002													
Cadastral ID	06-22-16-02840													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 1												
Tax Area	11 - SEQUOYAH/NW FIRE													
Name ID	263031													
RIGSBY, ROBERT A &														
JEAN ANN														
13206 S OAK ST														
CLAREMORE OK 74017-0000														
Parcel Location														
Situs	13206 E OAK ST													
Subdivision	PONDEROSA													
Lot/Block	0002 / 0006	Parcel Size 2 - Lots												
Sec/Twn/Rng	6 / 22 / 16 / 5													
Neighborhood	1085 - R-V04-NW SEQUOYAH													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description														
Lots 1 & 2 Block 6 Ponderosa Lat/Long: 36.41763612 -95.64895116														
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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
1022/640	RAGLIN, DANNY L & TAMBRA L	04/18/1996	90,000	Yes										
883/523	AULT, JEFFREY J	05/29/1992	0	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.332	Current Tax						
Remove Cap	0	Land Value 75,584	36,061	11%	3,967	Assessed	20,149	2,061.88						
Year Frozen	0	Improvements 147,111	147,111		16,182	Penalty	0							
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-88.00						
TIF Project ID	0	Total Value 222,695	183,172		20,149	Total Taxable	19,149	1,974.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660005805	RIGSBY, ROBERT A &	11	221,751	1000	18,562	1,913.00							
2024	2024-660005805	RIGSBY, ROBERT A &	11	231,309	1000	17,993	1,862.00							
2023	2023-660005805	RIGSBY, ROBERT A &	11	167,630	1000	17,439	1,841.00							
2022	2022-660005805	RIGSBY, ROBERT A &	11	167,624	1000	16,934	1,799.00							
2021	2021-660005805	RIGSBY, ROBERT A &	11	158,286	1000	16,411	1,684.00							
2020	2020-660005805	RIGSBY, ROBERT A &	11	158,883	1000	16,095	1,705.00							
2019	2019-660005805	RIGSBY, ROBERT A &	11	150,885	1000	15,597	1,631.00							
2018	2018-660005805	RIGSBY, ROBERT A &	11	155,066	1000	16,057	1,696.00							
2017	2017-660005805	RIGSBY, ROBERT A &	11	153,767	1000	15,892	1,640.00							
2016	2016-660005805	RIGSBY, ROBERT A &	11	149,706	1000	15,400	1,599.00							
2015	2015-660005805	RIGSBY, ROBERT A &	11	146,106	1000	14,923	1,563.00							
2014	2014-660005805	RIGSBY, ROBERT A &	11	148,735	1000	14,459	1,516.00							
2013	2013-660005805	RIGSBY, ROBERT A &	11	140,077	1000	14,009	1,443.00							




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Lot Data	Square-Foot - NBHD 1085 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	18040	
Non-Ag Acres	0.5508	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	23,995.00 x 3.15 = 75,584	
Factor Value		
Adjustments	1.0000	
Lot Value	75,584	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Wood
Base/Total Area	1,674 / 1,674
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,674
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-8\IMG_003! 11/8/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	177,424	105.99	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	177,950		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	98.55	Total Misc Impr	+	10,899			
Roofing Adj	+ 4.42	Garage Cost	+	11,700			
Subfloor Adj	+ -1.15	Total RCN	=	226,325			
Heat/Cool Adj	+ 11.47	Depreciation (35%)	-	79,214			
Plumbing Adj	+ 8.41	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	147,111			
Adj Base Cost	= 121.70	Lot Value	+	75,584			
Total Area	x 1,674	Indicated Value	=	222,695			
Adjusted Cost	= 203,726	Value Per SqFt		133.03			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	147,111		
Lot Value	75,584		
Indicated Value	222,695	133.03	Per SqFt
Agland Value			
Site Improvements			
Total Value	222,695	133.03	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	13740	6x5		30	24.17		725
PRCH	SLAB PORCH - COVERED	13741	18x12		216	23.51		5,078



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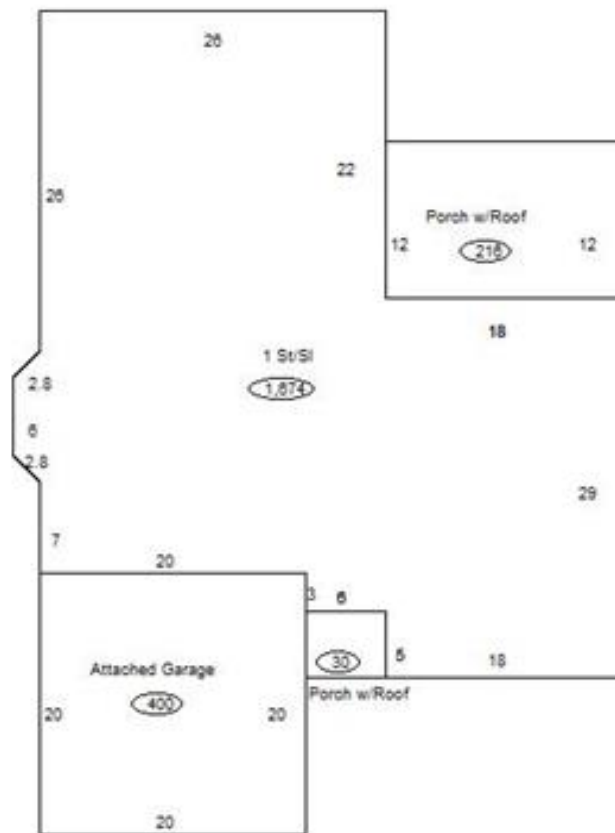
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Sketch Image

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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/Sl	1,674	1.000	1,674
2	G	1		13	Attached Garage	400	1.000	400
3	M	PRCH		13	SLBC	30	1.000	30
4	M	PRCH		13	SLBC	216	1.000	216
Total Building Area						1,674		1,674