



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	660010496								
Parcel ID	000000-00-0-10295-002-0001								
Cadastral ID	10-21-16-00440								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	257064								
GRIFFITH, RICHARD L &									
TERRI L									
1031 RUTTER RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	01031 RUTTER RD								
Subdivision	OAKWOOD II								
Lot/Block	0001 / 0002	Parcel Size	1 - Lots						
Sec/Twn/Rng	10 / 21 / 16 / 5								
Neighborhood	1182 - R-V01-SW CLAREMORE								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description									
Lat/Long: 36.31542324 -95.59227044									
Building Permits									
LOT 1 BLOCK 2 OAKWOOD II									
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					
927/455	GUNTER, GEORGE M &	08/27/1993	63,000	Yes					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	0	Land Value	64,730	26,753	11%	2,943	Assessed	14,496	1,339.87
Year Frozen	0	Improvements	112,945	105,024		11,553	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00
TIF Project ID	0	Total Value	177,675	131,777		14,496	Total Taxable	13,496	1,247.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660010496	GRIFFITH, RICHARD L &	17	175,732	1000	13,073	1,208.00		
2024	2024-660010496	GRIFFITH, RICHARD L &	17	170,997	1000	12,664	1,170.00		
2023	2023-660010496	GRIFFITH, RICHARD L &	17	145,377	1000	12,265	1,123.00		
2022	2022-660010496	GRIFFITH, RICHARD L &	17	117,084	1000	11,879	1,100.00		
2021	2021-660010496	GRIFFITH, RICHARD L &	17	119,308	1000	12,124	1,071.00		
2020	2020-660010496	GRIFFITH, RICHARD L &	17	119,989	1000	11,941	1,093.00		
2019	2019-660010496	GRIFFITH, RICHARD L &	17	114,219	1000	11,564	1,071.00		
2018	2018-660010496	GRIFFITH, RICHARD L &	17	118,784	1000	12,066	1,115.00		
2017	2017-660010496	GRIFFITH, RICHARD L &	17	117,814	1000	11,882	1,091.00		
2016	2016-660010496	GRIFFITH, RICHARD L &	17	114,925	1000	11,507	1,080.00		
2015	2015-660010496	GRIFFITH, RICHARD L &	17	112,719	1000	11,143	1,005.00		
2014	2014-660010496	GRIFFITH, RICHARD L &	17	115,880	1000	10,789	1,000.00		
2013	2013-660010496	GRIFFITH, RICHARD L &	17	104,599	1000	10,446	956.00		



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Lot Data	Square-Foot - NBHD 1182 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.2972	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	12,946.00 x 5.00 = 64,730	
Factor Value		
Adjustments	1.0000	
Lot Value	64,730	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,272 / 1,272
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,272
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	426 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1984 / 32

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-6-21\IMG_001I 6/21/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	146,718	115.34	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	137,250		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.00	Total Misc Impr	+	9,505			
Roofing Adj	+ 4.68	Garage Cost	+	12,222			
Subfloor Adj	+ -1.21	Total RCN	=	194,732			
Heat/Cool Adj	+ 11.47	Depreciation (42%)	-	81,787			
Plumbing Adj	+ 11.07	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	112,945			
Adj Base Cost	= 136.01	Lot Value	+	64,730			
Total Area	x 1,272	Indicated Value	=	177,675			
Adjusted Cost	= 173,005	Value Per SqFt		139.68			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	112,945		
Lot Value	64,730		
Indicated Value	177,675	139.68	Per SqFt
Agland Value			
Site Improvements			
Total Value	177,675	139.68	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	24532		76	76	24.03		1,826
PRCH	SLAB PORCH - COVERED	24533	18x6		108	23.92		2,583



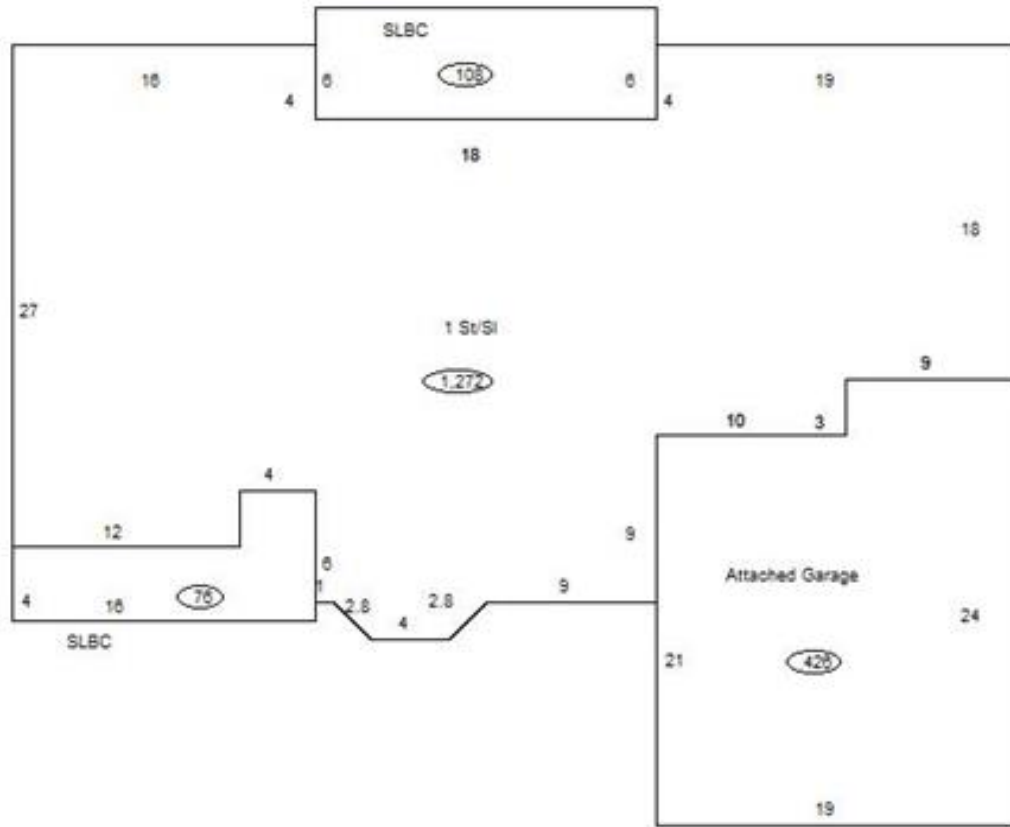
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,272	1.000	1,272
2	G	1		10	Attached Garage	426	1.000	426
3	M	PRCH		10	SLBC	76	1.000	76
4	M	PRCH		10	SLBC	108	1.000	108
Total Building Area						1,272		1,272



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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 (0% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						