



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 660011062 Parcel ID 000000-00-0-00459-002-0008 Cadastral ID 10-21-17-03480 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 302788 RUIZ, FRANCES E 20215 S LITTLE FOX DR CLAREMORE OK 74019-0000 Parcel Location Situs 20215 S LITTLE FOX DR Subdivision LITTLE FOX ESTATES Lot/Block 0008 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 17 / 5 Neighborhood 1061 - R-V03-SE SEQUOYAH School District S006 - SEQUOYAH SCHOOLS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lot/Long: 36.31852053 -95.48138261 | | | | | | | | | | Building Permits | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description LOT 8 BLOCK 2 LITTLE FOX ESTATES | | | | | <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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions | | | | | Sale History | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | 2103/56 | REED, DAVID J & | 05/14/2010 | 63,000 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 1878/774 | HADDOX, KAREN T | 06/20/2007 | 24,500 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 1093/42 | NEEL, DONETTA L | 12/23/1997 | 32,000 | Yes | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 1092/84 | KRUIS, ALLAN M | 12/17/1997 | 32,000 | No | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | 865/439 | | 10/18/1991 | 22,500 | No | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Parcel Valuation | | | | | <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>98.320</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2011</td> <td>Land Value 42,735</td> <td>25,462</td> <td>11%</td> <td>2,801</td> <td>Assessed</td> <td>4,300</td> <td>422.78</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 2,439</td> <td>2,216</td> <td></td> <td>244</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 11,783</td> <td>11,409</td> <td></td> <td>1,255</td> <td>Exemption</td> <td>1,000</td> <td>-89.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 56,957</td> <td>39,087</td> <td></td> <td>4,300</td> <td>Total Taxable</td> <td>3,300</td> <td>334.00</td> </tr> </tbody> </table> | | | | | Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 98.320 | Current Tax | Remove Cap | 2011 | Land Value 42,735 | 25,462 | 11% | 2,801 | Assessed | 4,300 | 422.78 | Year Frozen | 0 | Improvements 2,439 | 2,216 | | 244 | Penalty | 0 | | Uncapped Value | 0 | Mobile Home 11,783 | 11,409 | | 1,255 | Exemption | 1,000 | -89.00 | TIF Project ID | 0 | Total Value 56,957 | 39,087 | | 4,300 | Total Taxable | 3,300 | 334.00 |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 98.320 | Current Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Remove Cap | 2011 | Land Value 42,735 | 25,462 | 11% | 2,801 | Assessed | 4,300 | 422.78 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Year Frozen | 0 | Improvements 2,439 | 2,216 | | 244 | Penalty | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Uncapped Value | 0 | Mobile Home 11,783 | 11,409 | | 1,255 | Exemption | 1,000 | -89.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value 56,957 | 39,087 | | 4,300 | Total Taxable | 3,300 | 334.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Assessment History | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2025 | 2025-660011062 | RUIZ, SONNIE A & | 94 | 61,141 | 1000 | 3,174 | 322.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2024 | 2024-660011062 | RUIZ, SONNIE A & | 94 | 36,844 | 1000 | 3,053 | 336.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 2023-660011062 | RUIZ, SONNIE A & | 94 | 36,640 | 1000 | 3,030 | 339.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 2022-660011062 | RUIZ, SONNIE A & | 94 | 36,070 | 1000 | 2,968 | 335.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 2021-660011062 | RUIZ, SONNIE A & | 94 | 36,949 | 1000 | 3,064 | 335.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2020 | 2020-660011062 | RUIZ, SONNIE A & | 94 | 37,442 | 1000 | 3,119 | 338.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2019 | 2019-660011062 | RUIZ, SONNIE A & | 94 | 36,664 | 1000 | 3,033 | 324.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2018 | 2018-660011062 | RUIZ, SONNIE A & | 94 | 38,326 | 1000 | 3,215 | 346.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2017 | 2017-660011062 | RUIZ, SONNIE A & | 94 | 40,901 | 1000 | 3,356 | 357.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2016 | 2016-660011062 | RUIZ, SONNIE A & | 94 | 38,455 | 1000 | 3,230 | 342.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2015 | 2015-660011062 | RUIZ, SONNIE A & | 94 | 38,160 | 1000 | 3,198 | 346.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2014 | 2014-660011062 | RUIZ, SONNIE A & | 94 | 38,177 | 1000 | 3,199 | 337.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2013 | 2013-660011062 | RUIZ, SONNIE A & | 94 | 41,521 | 1000 | 3,568 | 370.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |



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| Lot Data | Square-Foot - NBHD 1061 #1 | Primary Image |
|-----------------|----------------------------|---------------|
| Lot Size | | |
| Lot Count | | |
| Units Buildable | | |
| Non-Ag Acres | 0 | |
| Topography | | |
| Street Access | | |
| Utilities | | |
| Amenities | LAND QUALITY | |
| Method | Square-Foot | |
| Base Lot Value | 104,775.00 x .41 = 42,735 | |
| Factor Value | | |
| Adjustments | | |
| Lot Value | 42,735 | |

| Residential Data | |
|------------------|----|
| Type | |
| Condition | - |
| Quality | - |
| Architecture | |
| Style | |
| Exterior Wall | |
| Base/Total Area | / |
| Style | |
| HVAC | |
| Roof Cover | |
| Area on Slab | |
| Fixture/RghIn | / |
| Bed/F/H Bath | // |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | / |

| | |
|----|-----------|
| PB | 4/27/2021 |
|----|-----------|

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | |
|---------------------|--|
| MRA Code | |
| Adjusted R | |
| Indicated Value | |

| Direct Comparables | |
|--------------------|--------------------|
| Selection Model | A Adam Test |
| Adjustment Model | 1 2022 Residential |
| Comparables | |
| Indicated Value | |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|--------|--------------------|----------|------------------|--|--|--|
| Base Cost | 0.00 | Total Misc Impr | + 0 | | | | |
| Roofing Adj | + 0.00 | Garage Cost | + 0 | | | | |
| Subfloor Adj | + 0.00 | Total RCN | = 0 | | | | |
| Heat/Cool Adj | + 0.00 | Depreciation (0%) | - 0 | | | | |
| Plumbing Adj | + 0.00 | Lump Sums | + 0 | | | | |
| Basement Adj | + 0.00 | RCNLD | = 0 | | | | |
| Adj Base Cost | = 0.00 | Lot Value | + 42,735 | | | | |
| Total Area | x | Indicated Value | = 42,735 | | | | |
| Adjusted Cost | = 0 | Value Per SqFt | 0.00 | | | | |

| Value Reconciliation | | | |
|----------------------|---------------|------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | | | |
| Lot Value | 42,735 | | |
| Indicated Value | 42,735 | 0.00 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 1,247 | | |
| Total Value | 43,982 | 0.00 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|-------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|------|-----------------------|------------|--------------------------------|---------|--------------|
|  | BARN | BARN | 0x0x0 | | | 476 |
| | Qual | 3 | Cond 3 | Year | Eff Age | |
| Valuation Summary | | Modifier Total | RCN | Depr (75% Phys/ % Func) | | RCNLD |
| Base Cost (10.48 x 476) | | 4,988 | | 4,988 3,741 | | 1,247 |



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| Lot Data | |
|-----------------|--------------|
| Lot Size | - |
| Lot Count | |
| Units Buildable | |
| Non-Ag Acres | |
| Topography | |
| Street Access | |
| Utilities | |
| Amenities | LAND QUALITY |
| Method | |
| Base Lot Value | |
| Factor Value | |
| Adjustments | |
| Lot Value | |



\\tsclient\C\TOMS PC PICS\2017-07-12 07-12-2017\07-12-2017 04 7/13/2017

| Residential Data | |
|------------------|--------------------------|
| Type | 6 Mobile Home 76 x 16 |
| Condition | 2.5 - Fair |
| Quality | 2 - Fair |
| Architecture | 6 MS ADJ |
| Style | 100% Single Wide |
| Exterior Wall | 100% Aluminum Sheet |
| Base/Total Area | 1,216 / 1,216 |
| Style | 100% Single Wide |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 14 Metal, Ribbed |
| Area on Slab | 0 |
| Fixture/RghIn | / |
| Bed/F/H Bath | / / |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 1994 / 28 |

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | |
|---------------------|--|
| MRA Code | |
| Adjusted R | |
| Indicated Value | |

| Direct Comparables | |
|--------------------|--------------------|
| Selection Model | A Adam Test |
| Adjustment Model | 1 2022 Residential |
| Comparables | |
| Indicated Value | |

| Cost Approach | | | | Manual : 01/2025 | |
|---------------|----------|---------------------|---|------------------|--------|
| Base Cost | 30.19 | Total Misc Impr | + | | 0 |
| Roofing Adj | + 2.50 | Garage Cost | + | | |
| Subfloor Adj | + 0.00 | Total RCN | = | | 51,230 |
| Heat/Cool Adj | + 3.27 | Depreciation (77%) | - | | 39,447 |
| Plumbing Adj | + 6.17 | Lump Sums | + | | 1,192 |
| Basement Adj | + 0.00 | RCNLD | = | | 12,975 |
| Adj Base Cost | = 42.13 | Lot Value | + | | |
| Total Area | x 1,216 | Indicated Value | = | | 12,975 |
| Adjusted Cost | = 51,230 | Value Per SqFt | | | 10.67 |

| Value Reconciliation | | | |
|----------------------|---------------|-------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 12,975 | | |
| Lot Value | | | |
| Indicated Value | 12,975 | 10.67 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 12,975 | 10.67 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|---------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| WODC | WOOD DECK - COVERED | 136878 | 6x6 | | 36 | 47.31 | 30% | 1,192 |



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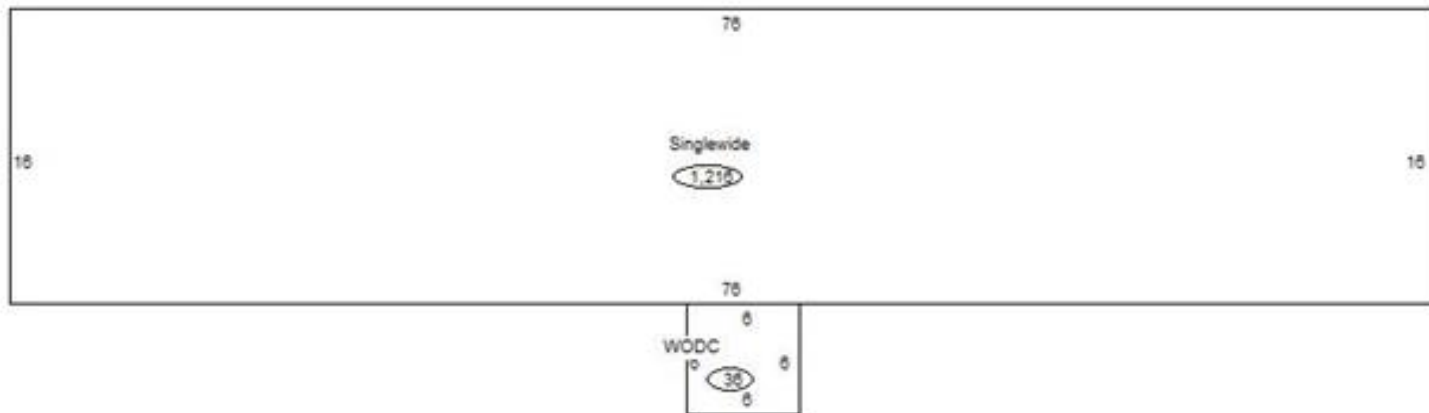
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Sketch Image

660011062



Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1 | R | 13 | | 10 | Singlewide | 1,216 | 1.000 | 1,216 |
| 2 | M | WODC | | 10 | WODC | 36 | 1.000 | 36 |
| Total Building Area | | | | | | 1,216 | | 1,216 |