



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	660014705				<p>660014705_004.JPG 12/10/2024</p>									
Parcel ID	22N17E-15-2-00000-000-0000													
Cadastral ID	15-22-17-01400													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	2											
Tax Area	75 - SEQUOYAH/FOYIL FD													
Name ID	275416													
FITZPATRICK, STEVEN W &														
DEBORAH G														
15310 S 4226 RD														
CLAREMORE OK 74017-0000														
Parcel Location														
Situs	15310 S 4226 RD													
Subdivision														
Lot/Block	/	Parcel Size	15 - Acres											
Sec/Twn/Rng	15 / 22 / 17 / 2													
Neighborhood	4070 - FOYIL SEQUOYAH AREA													
School District	S006 - SEQUOYAH SCHOOLS													
Legal Description														
S2 N2 SE NW LESS E 50' RD & N2 NE SE NW LESS E 50' RD Lat/Long: 36.38968969 -95.48231707														
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										
1252/696	HARGIS, KIM	10/16/2000	145,000	Yes										
1052/13	LUCK, ROGER C &	12/23/1996	111,000	Yes										
866/518		10/30/1991	85,000	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.310	Current Tax						
Remove Cap	2001	Land Value	1,376	1,376	11%	151	Assessed	14,368 1,455.62						
Year Frozen	0	Improvements	138,931	129,248		14,217	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -89.00						
TIF Project ID	0	Total Value	140,307	130,624		14,368	Total Taxable	13,368 1,367.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660014705	FITZPATRICK, STEVEN W &	75	158,955	1000	12,950	1,325.00							
2024	2024-660014705	FITZPATRICK, STEVEN W &	75	128,510	1000	12,544	1,292.00							
2023	2023-660014705	FITZPATRICK, STEVEN W &	75	120,527	1000	12,149	1,279.00							
2022	2022-660014705	FITZPATRICK, STEVEN W &	75	116,060	1000	11,766	1,265.00							
2021	2021-660014705	FITZPATRICK, STEVEN W &	75	121,929	1000	12,412	1,297.00							
2020	2020-660014705	FITZPATRICK, STEVEN W &	75	124,843	1000	12,600	1,365.00							
2019	2019-660014705	FITZPATRICK, STEVEN W &	75	120,042	1000	12,204	1,312.00							
2018	2018-660014705	FITZPATRICK, STEVEN W &	75	124,657	1000	12,712	1,372.00							
2017	2017-660014705	FITZPATRICK, STEVEN W &	75	123,433	1000	12,577	1,350.00							
2016	2016-660014705	FITZPATRICK, STEVEN W &	75	120,367	1000	12,240	1,312.00							
2015	2015-660014705	FITZPATRICK, STEVEN W &	75	118,887	1000	12,077	1,317.00							
2014	2014-660014705	FITZPATRICK, STEVEN W &	75	118,765	1000	11,718	1,297.00							
2013	2013-660014705	FITZPATRICK, STEVEN W &	75	113,197	1000	11,348	1,227.00							



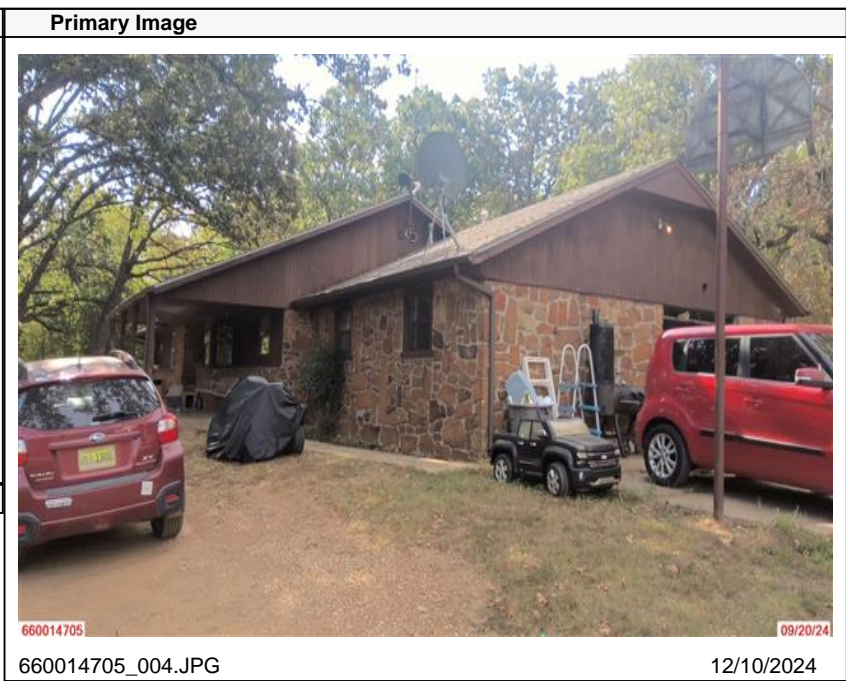
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Lot Data - FOYIL SEQUOYAH AREA (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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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	1,772 / 1,772
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,772
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	544 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1978 / 36

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	103.26	Total Misc Impr	+ 14,864
Roofing Adj	+ 4.37	Garage Cost	+ 14,661
Subfloor Adj	+ -1.15	Total RCN	= 252,602
Heat/Cool Adj	+ 11.47	Depreciation (45%)	- 113,671
Plumbing Adj	+ 7.94	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 138,931
Adj Base Cost	= 125.89	Lot Value	+ 138,931
Total Area	x 1,772	Indicated Value	= 138,931
Adjusted Cost	= 223,077	Value Per SqFt	78.40

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	138,931		
Lot Value			
Indicated Value	138,931	78.40	Per SqFt
Agland Value	1,376		
Site Improvements			
Total Value	140,307	79.18	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	35533		276	276	23.32		6,436
PRCH	SLAB PORCH - COVERED	35534	14x10		140	23.80		3,332



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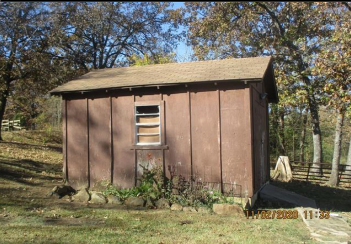
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	14x10x6	Base	Composition Shingle	140
	Qual	3	Cond 3	Year 1995	Eff Age 23	
Valuation Summary		Modifier Total		RCN	Depr (65% Phys/ 100% Func)	RCNLD
Base Cost (24.10 x 140)		3,374		3,374	3,374	



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			4.500	144	144	648	648
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35			5.000	84	84	420	420
NTV PST Totals						9.500			1,068	1,068
HC	HECTOR STONY SANDY LOAM	IMP PST	20			5.500	56	56	308	308
IMP PST Totals						5.500			308	308
Total Agland						15.000			1,376	1,376