



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 12:52:09  
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Assessment Data					Primary Image				
Account	660015592				No Image On File				
Parcel ID	21N16E-16-3-00000-000-0000								
Cadastral ID	16-21-16-11900								
Property Type	REAL - Real Property								
Property Class	UR	VI Area	1						
Tax Area	17 - CLAREMORE OT								
Name ID	99834								
RUMSEY, HOYTANNA									
C/O HOYTANNA BENIGAR 1414 S MUSKOGEE AVE CLAREMORE OK 74017-0000									
<b>Parcel Location</b>									
<b>Situs</b>									
<b>Subdivision</b>									
Lot/Block	/	Parcel Size	13.7 - Acres						
Sec/Twn/Rng	16 / 21 / 16 / 3								
Neighborhood	2116 - UNPLATTED								
School District	S001 - CLAREMORE SCHOOLS								
<b>Legal Description</b> Lat/Long: 36.29454822 -95.61349413									
W2 SW SW LESS N 380.31'W 380. 34'LESS TR BE;789.5' N SW/C; N 150'; E 290'; S 150'; W 290' TO POB & LESS TR BEG: SW/C W2 SW SW; N ALG W/L 789.52', E 34.15', S 06-16 E 190.73', S 16-41 E 156.6', S 250', S 26- 33 W 111.80', S 09-38 W 101.43 TO S/L W2 SW SW, W 33' TO POB & LESS TR BEG 33' W SW/C SW SW N 09-38 E					<b>Building Permits</b>				
					Number	Description	Opened	Closed	Amount
<b>Exemptions</b>					<b>Sale History</b>				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	0	Land Value	159,276	69,223	11%	7,615	Assessed	7,615	703.85
Year Frozen	0	Improvements	0	0	0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0	Total Value	159,276	69,223	7,615	Total Taxable	7,615	704.00	
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660015592	RUMSEY, HOYTANNA	17	159,276	0	7,252	670.00		
2024	2024-660015592	RUMSEY, HOYTANNA	17	159,276	0	6,907	638.00		
2023	2023-660015592	RUMSEY, HOYTANNA	17	85,150	0	6,578	603.00		
2022	2022-660015592	RUMSEY, HOYTANNA	17	85,150	0	6,265	580.00		
2021	2021-660015592	RUMSEY, HOYTANNA	17	85,150	0	5,966	527.00		
2020	2020-660015592	RUMSEY, HOYTANNA	17	78,800	0	5,682	520.00		
2019	2019-660015592	RUMSEY, HOYTANNA	17	77,300	0	5,412	501.00		
2018	2018-660015592	RUMSEY, HOYTANNA	17	77,300	0	5,154	476.00		
2017	2017-660015592	RUMSEY, HOYTANNA	17	77,300	0	4,909	451.00		
2016	2016-660015592	RUMSEY, HOYTANNA	17	77,300	0	4,675	439.00		
2015	2015-660015592	RUMSEY, HOYTANNA	17	77,300	0	4,453	402.00		
2014	2014-660015592	RUMSEY, HOYTANNA	17	77,300	0	4,241	393.00		
2013	2013-660015592	RUMSEY, HOYTANNA	17	77,300	0	4,039	370.00		



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Lot Data		Square-Foot - NBHD 2116 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	13.7							
Non-Ag Acres	13.6824							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	596,006.00 x .27 = 159,276							
Factor Value								
Adjustments	1.0000							
Lot Value	159,276							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model NewTest				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
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	+ 159,276					
Total Area	x	Indicated Value	= 159,276					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 159,276				
				Indicated Value 159,276 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 159,276 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value