



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 11:35:41  
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Assessment Data					Primary Image									
Account	660015599				No Image On File									
Parcel ID	21N16E-16-3-00000-000-0000													
Cadastral ID	16-21-16-12500													
Property Type	REAL - Real Property													
Property Class	UR	VI Area	1											
Tax Area	17 - CLAREMORE OT													
Name ID	339310													
CARTER, CHRISTY COLLEEN														
1006 S MUSKOGEE AVE CLAREMORE OK 74017-0000														
<b>Parcel Location</b>														
<b>Situs</b>														
<b>Subdivision</b>														
Lot/Block	/	Parcel Size	.55 - Acres											
Sec/Twn/Rng	16 / 21 / 16 / 3													
Neighborhood	2116 - UNPLATTED													
School District	S001 - CLAREMORE SCHOOLS													
<b>Legal Description</b> Lat/Long: 36.29848857 -95.61449996														
N 208.71' S 764.71' W 208.71' W2 NW SW LESS N 115' OF S 671' OF W 208.71' OF W2 NW SW														
<b>Building Permits</b>														
<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										
<b>Exemptions</b>														
<b>Sale History</b>														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	COE, KIRBY L	08/08/2022	199,000	WG					
					2659/712	UPSHAW, JOY L & CARL L	08/22/2017	133,000	WG					
					2659/710	THOMAS, JOY L	08/22/2017	0	4					
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax						
Remove Cap	2023	Land Value	21,094	19,664	11%	2,163	Assessed	2,163	199.93					
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	21,094	19,664	2,163	Total Taxable	2,163	200.00						
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660015599	CARTER, CHRISTY COLLEEN	17	21,094	0	2,060	190.00							
2024	2024-660015599	CARTER, CHRISTY COLLEEN	17	21,094	0	1,962	181.00							
2023	2023-660015599	CARTER, CHRISTY COLLEEN	17	16,988	0	1,869	171.00							
2022	2022-660015599	CARTER, CHRISTY COLLEEN	17	16,988	0	1,869	173.00							
2021	2021-660015599	COE, KIRBY L	17	16,988	0	1,869	165.00							
2020	2020-660015599	COE, KIRBY L	17	16,988	0	1,869	171.00							
2019	2019-660015599	COE, KIRBY L	17	16,988	0	1,869	173.00							
2018	2018-660015599	COE, KIRBY L	17	16,988	0	1,869	173.00							
2017	2017-660015599	COE, KIRBY L	17	16,988	0	691	63.00							
2016	2016-660015599	THOMAS, JOY L	17	16,988	0	658	62.00							
2015	2015-660015599	THOMAS, JOY L	17	16,988	0	627	57.00							
2014	2014-660015599	THOMAS, JOY L	17	16,988	0	597	55.00							
2013	2013-660015599	THOMAS, JOY L	17	16,988	0	568	52.00							



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Lot Data		Square-Foot - NBHD 2116 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	0.45							
Non-Ag Acres	0.5503							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	23,970.00 x .88 = 21,094							
Factor Value								
Adjustments	1.0000							
Lot Value	21,094							
<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	+ 21,094					
Total Area	x	Indicated Value	= 21,094					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 21,094				
				Indicated Value 21,094 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 21,094 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value