



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 16:40:32  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660020457 <b>Parcel ID</b> 21N15E-24-4-00000-000-0000 <b>Cadastral ID</b> 24-21-15-00600 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 4 <b>Tax Area</b> 18 - CLAREMORE RURAL/W/O FIRE <b>Name ID</b> 335522 KAYS, LARRY JOSEPH & REBECCA JEAN REVOCABLE TRUST 9755 E 510 RD CLAREMORE OK 74017-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 09755 E 510 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 10 - Acres <b>Sec/Twn/Rng</b> 24 / 21 / 15 / 4 <b>Neighborhood</b> 6080 - UNPLATTED <b>School District</b> S001 - CLAREMORE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.28024786 -95.65497703 E 80' SW SE & W 250' SE SE					<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> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>KAYS, LARRY JOE &amp; REBECCA J</td> <td>08/20/2021</td> <td>0</td> <td>4</td> </tr> <tr> <td>1256/21</td> <td>KAYS, J L JR</td> <td>11/03/2000</td> <td>0</td> <td>No</td> </tr> <tr> <td>938/596</td> <td>KAYS, J L JR</td> <td>12/07/1993</td> <td>0</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	KAYS, LARRY JOE & REBECCA J	08/20/2021	0	4	1256/21	KAYS, J L JR	11/03/2000	0	No	938/596	KAYS, J L JR	12/07/1993	0	No																																																																																		
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
/	KAYS, LARRY JOE & REBECCA J	08/20/2021	0	4																																																																																																																					
1256/21	KAYS, J L JR	11/03/2000	0	No																																																																																																																					
938/596	KAYS, J L JR	12/07/1993	0	No																																																																																																																					
<b>Parcel Valuation</b> <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>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 1,250</td> <td>1,250</td> <td>11%</td> <td>138</td> <td>Assessed</td> <td>18,135</td> <td>1,676.22</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 198,240</td> <td>163,611</td> <td></td> <td>17,997</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-92.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 199,490</td> <td>164,861</td> <td></td> <td>18,135</td> <td>Total Taxable</td> <td>17,135</td> <td>1,584.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	0	Land Value 1,250	1,250	11%	138	Assessed	18,135	1,676.22	Year Frozen	0	Improvements 198,240	163,611		17,997	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00	TIF Project ID	0	Total Value 199,490	164,861		18,135	Total Taxable	17,135	1,584.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																																																																																																																	
Remove Cap	0	Land Value 1,250	1,250	11%	138	Assessed	18,135	1,676.22																																																																																																																	
Year Frozen	0	Improvements 198,240	163,611		17,997	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00																																																																																																																	
TIF Project ID	0	Total Value 199,490	164,861		18,135	Total Taxable	17,135	1,584.00																																																																																																																	
<b>Assessment History</b> <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660020457</td><td>KAYS, LARRY JOSEPH &amp;</td><td>18</td><td>172,601</td><td>1000</td><td>16,607</td><td>1,535.00</td></tr> <tr><td>2024</td><td>2024-660020457</td><td>KAYS, LARRY JOSEPH &amp;</td><td>18</td><td>165,229</td><td>1000</td><td>16,094</td><td>1,487.00</td></tr> <tr><td>2023</td><td>2023-660020457</td><td>KAYS, LARRY JOSEPH &amp;</td><td>18</td><td>151,875</td><td>1000</td><td>15,596</td><td>1,429.00</td></tr> <tr><td>2022</td><td>2022-660020457</td><td>KAYS, LARRY JOSEPH &amp;</td><td>18</td><td>146,479</td><td>1000</td><td>15,113</td><td>1,399.00</td></tr> <tr><td>2021</td><td>2021-660020457</td><td>KAYS, LARRY JOSEPH &amp;</td><td>18</td><td>150,798</td><td>1000</td><td>15,070</td><td>1,331.00</td></tr> <tr><td>2020</td><td>2020-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>148,067</td><td>1000</td><td>14,602</td><td>1,337.00</td></tr> <tr><td>2019</td><td>2019-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>143,065</td><td>1000</td><td>14,147</td><td>1,310.00</td></tr> <tr><td>2018</td><td>2018-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>145,633</td><td>1000</td><td>13,706</td><td>1,266.00</td></tr> <tr><td>2017</td><td>2017-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>144,267</td><td>1000</td><td>13,278</td><td>1,218.00</td></tr> <tr><td>2016</td><td>2016-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>140,205</td><td>1000</td><td>12,862</td><td>1,206.00</td></tr> <tr><td>2015</td><td>2015-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>136,699</td><td>1000</td><td>12,459</td><td>1,122.00</td></tr> <tr><td>2014</td><td>2014-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>144,814</td><td>1000</td><td>12,067</td><td>1,119.00</td></tr> <tr><td>2013</td><td>2013-660020457</td><td>KAYS, LARRY JOE &amp; REBECCA J</td><td>18</td><td>135,548</td><td>1000</td><td>11,686</td><td>1,069.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660020457	KAYS, LARRY JOSEPH &	18	172,601	1000	16,607	1,535.00	2024	2024-660020457	KAYS, LARRY JOSEPH &	18	165,229	1000	16,094	1,487.00	2023	2023-660020457	KAYS, LARRY JOSEPH &	18	151,875	1000	15,596	1,429.00	2022	2022-660020457	KAYS, LARRY JOSEPH &	18	146,479	1000	15,113	1,399.00	2021	2021-660020457	KAYS, LARRY JOSEPH &	18	150,798	1000	15,070	1,331.00	2020	2020-660020457	KAYS, LARRY JOE & REBECCA J	18	148,067	1000	14,602	1,337.00	2019	2019-660020457	KAYS, LARRY JOE & REBECCA J	18	143,065	1000	14,147	1,310.00	2018	2018-660020457	KAYS, LARRY JOE & REBECCA J	18	145,633	1000	13,706	1,266.00	2017	2017-660020457	KAYS, LARRY JOE & REBECCA J	18	144,267	1000	13,278	1,218.00	2016	2016-660020457	KAYS, LARRY JOE & REBECCA J	18	140,205	1000	12,862	1,206.00	2015	2015-660020457	KAYS, LARRY JOE & REBECCA J	18	136,699	1000	12,459	1,122.00	2014	2014-660020457	KAYS, LARRY JOE & REBECCA J	18	144,814	1000	12,067	1,119.00	2013	2013-660020457	KAYS, LARRY JOE & REBECCA J	18	135,548	1000	11,686	1,069.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660020457	KAYS, LARRY JOSEPH &	18	172,601	1000	16,607	1,535.00																																																																																																																		
2024	2024-660020457	KAYS, LARRY JOSEPH &	18	165,229	1000	16,094	1,487.00																																																																																																																		
2023	2023-660020457	KAYS, LARRY JOSEPH &	18	151,875	1000	15,596	1,429.00																																																																																																																		
2022	2022-660020457	KAYS, LARRY JOSEPH &	18	146,479	1000	15,113	1,399.00																																																																																																																		
2021	2021-660020457	KAYS, LARRY JOSEPH &	18	150,798	1000	15,070	1,331.00																																																																																																																		
2020	2020-660020457	KAYS, LARRY JOE & REBECCA J	18	148,067	1000	14,602	1,337.00																																																																																																																		
2019	2019-660020457	KAYS, LARRY JOE & REBECCA J	18	143,065	1000	14,147	1,310.00																																																																																																																		
2018	2018-660020457	KAYS, LARRY JOE & REBECCA J	18	145,633	1000	13,706	1,266.00																																																																																																																		
2017	2017-660020457	KAYS, LARRY JOE & REBECCA J	18	144,267	1000	13,278	1,218.00																																																																																																																		
2016	2016-660020457	KAYS, LARRY JOE & REBECCA J	18	140,205	1000	12,862	1,206.00																																																																																																																		
2015	2015-660020457	KAYS, LARRY JOE & REBECCA J	18	136,699	1000	12,459	1,122.00																																																																																																																		
2014	2014-660020457	KAYS, LARRY JOE & REBECCA J	18	144,814	1000	12,067	1,119.00																																																																																																																		
2013	2013-660020457	KAYS, LARRY JOE & REBECCA J	18	135,548	1000	11,686	1,069.00																																																																																																																		



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 16:40:32  
Page 2

Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
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		

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,846 / 1,846
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,846
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	700 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1993 / 29

\\tsclient\C\Users\Randy Necessary\Pictures\101\_0810\IMG\_0008. 8/10/2022

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	106.91	Total Misc Impr	+	4,125	
Roofing Adj	+ 4.67	Garage Cost	+	20,944	
Subfloor Adj	+ -2.43	Total RCN	=	265,400	
Heat/Cool Adj	+ 12.64	Depreciation ( 36%)	-	95,544	
Plumbing Adj	+ 8.40	Lump Sums	+	5,430	
Basement Adj	+ 0.00	RCNLD	=	175,286	
Adj Base Cost	= 130.19	Lot Value	+		
Total Area	x 1,846	Indicated Value	=	175,286	
Adjusted Cost	= 240,331	Value Per SqFt		94.95	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	175,286		
Lot Value			
Indicated Value	175,286	94.95	Per SqFt
Agland Value	1,250		
Site Improvements	22,954		
Total Value	369,346	200.08	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	50269	26x6		156	26.44		4,125
WODO	WOOD DECK - OPEN	50270	20x17		340	16.99	6%	5,430

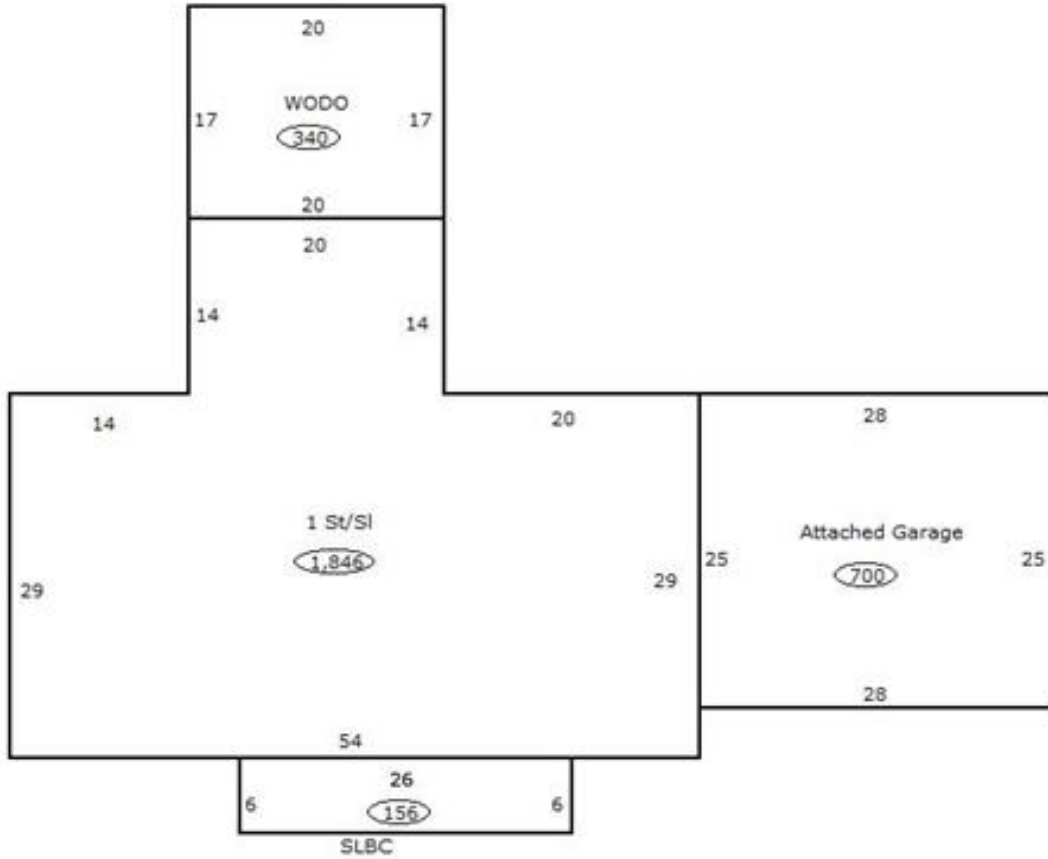


**Rogers**  
**Assessment Property Record Card for Tax Year 2026**  
 Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 16:40:32  
 Page 3

Sketch Image

660020457



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,846	1.000	1,846
2	G	1		13	Attached Garage	700	1.000	700
3	M	PRCH		13	SLBC	156	1.000	156
4	M	WODO		13	WODO	340	1.000	340
<b>Total Building Area</b>						1,846		1,846



# Rogers





## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 16:40:32  
 Page 4

660020457

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	24x30x0			720
	Qual 2	Cond 3	Year 2010	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (31.28 x 720)	22,522		22,522	2,252	20,270
	BARN	BARN	0x0x0			336
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.48 x 336)	3,521		3,521	2,817	704
	LT	LEAN-TO	24x10x0			240
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (80% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 240)	701		701	561	140
	LT	LEAN-TO	0x0x0			700
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 700)	2,044		2,044	204	1,840



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 16:40:32  
Page 5

### Agland Inventory

660020457

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			3.832	122	122	469	469
BDC2	BATES-DENNIS SOILS 3-5% S	NTV PST	59			5.169	142	142	732	732
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			.868	54	54	47	47
SM	STRIP MINES	TMBR	10			.131	18	18	2	2
<b>TMBR Totals</b>						10.000			1,250	1,250
<b>Total Agland</b>						10.000			1,250	1,250