



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:55:46
 Page 1

Assessment Data					Primary Image									
Account	660024604				<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0119\IMG_0049. 1/20/2022</p>									
Parcel ID	000000-00-0-20130-002-0019													
Cadastral ID	29-20-15-01830													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	3											
Tax Area	1 - CATOOSA OT													
Name ID	284774													
WEBSTER, LARRY V & CONNIE S														
632 FORT SPUNKY RD CATOOSA OK 74015-2302														
Parcel Location														
Situs	00632 FORT SPUNKY RD													
Subdivision	SPUNKY CREEK I													
Lot/Block	0019 / 0002	Parcel Size	1 - Lots											
Sec/Twn/Rng	29 / 20 / 15 / 5													
Neighborhood	1190 - R-V03-SW CATOOSA													
School District	S002 - CATOOSA SCHOOLS													
Legal Description Lat/Long: 36.18513700 -95.73758063														
LOT 19 BLOCK 2 SPUNKY CREEK I														
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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code					
					1570/399	RIMER HOMES INC	01/13/2004	168,000	YES					
					1475/920	OGDEN, CHRISTOPHER	04/11/2003	0						
					952/648	SELLER	04/04/1994	0	No					
					913/228	EDDY, RUSSELL V	04/08/1993	85,500	Yes					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax						
Remove Cap	2005	Land Value	69,446	46,267	11%	5,089	Assessed	18,167	1,937.69					
Year Frozen	2013	Improvements	178,456	118,893		13,078	Penalty	0						
Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000	-107.00					
TIF Project ID	0	Total Value	247,902	165,160	18,167	18,167	Total Taxable	17,167	1,831.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660024604	WEBSTER, LARRY V & CONNIE S			1	220,373	1000	17,167	1,831.00					
2024	2024-660024604	WEBSTER, LARRY V & CONNIE S			1	212,293	1000	17,168	1,811.00					
2023	2023-660024604	WEBSTER, LARRY V & CONNIE S			1	192,708	1000	17,167	1,762.00					
2022	2022-660024604	WEBSTER, LARRY V & CONNIE S			1	195,214	1000	17,168	1,723.00					
2021	2021-660024604	WEBSTER, LARRY V & CONNIE S			1	197,432	1000	17,168	1,510.00					
2020	2020-660024604	WEBSTER, LARRY V & CONNIE S			1	194,271	1000	17,168	1,521.00					
2019	2019-660024604	WEBSTER, LARRY V & CONNIE S			1	186,619	1000	17,168	1,542.00					
2018	2018-660024604	WEBSTER, LARRY V & CONNIE S			1	192,552	1000	17,168	1,532.00					
2017	2017-660024604	WEBSTER, LARRY V & CONNIE S			1	180,486	1000	17,168	1,550.00					
2016	2016-660024604	WEBSTER, LARRY V & CONNIE S			1	176,427	1000	17,167	1,527.00					
2015	2015-660024604	WEBSTER, LARRY V & CONNIE S			1	172,265	1000	17,168	1,534.00					
2014	2014-660024604	WEBSTER, LARRY V & CONNIE S			1	174,733	1000	17,167	1,553.00					
2013	2013-660024604	WEBSTER, LARRY V & CONNIE S			1	175,175	1000	17,167	1,537.00					



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:55:47
 Page 2

Lot Data		Square-Foot - NBHD 1190 #1		Primary Image				
Lot Size				<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0119\IMG_0049. 1/20/2022</p>				
Lot Count								
Units Buildable	1							
Non-Ag Acres	1.6571							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	72,183.00 x .96 = 69,446							
Factor Value								
Adjustments	1.0000							
Lot Value	69,446							
Residential Data								
Type	1 Single Family Residence							
Condition	2.5 - Fair							
Quality	3 - Average							
Architecture	TRAD TRADITIONAL							
Style	100% 1 1/2 Story Finished							
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Stone							
Base/Total Area	1,220 / 2,024							
Style	100% 1 1/2 Story Finished							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	1,220							
Fixture/RghIn	11 /							
Bed/F/H Bath	3 / 2.0 /							
Basement Area								
Garage Type	648 Attached Garage - Finished							
Remodel								
Year/Eff Age	1977 / 43							
Cost Approach		Manual : 01/2025						
Base Cost	92.81	Total Misc Impr	+	16,856				
Roofing Adj	+ 3.14	Garage Cost	+	24,566				
Subfloor Adj	+ -1.46	Total RCN	=	273,757				
Heat/Cool Adj	+ 12.64	Depreciation (49%)	-	134,141				
Plumbing Adj	+ 7.66	Lump Sums	+	37,224				
Basement Adj	+ 0.00	RCNLD	=	176,840				
Adj Base Cost	= 114.79	Lot Value	+	69,446				
Total Area	x 2,024	Indicated Value	=	246,286				
Adjusted Cost	= 232,335	Value Per SqFt		121.68				
Value Reconciliation								
Selected Approach		Cost Approach						
Improvements	176,840							
Lot Value	69,446							
Indicated Value	246,286	121.68	Per SqFt					
Agland Value								
Site Improvements	1,616							
Total Value	247,902	122.48	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	60110	14x6		84	26.66		2,239
PRCH	SLAB PORCH - COVERED	60111	24x14		336	25.87		8,692
PATO	SLAB PORCH - OPEN	60112	9x3		27	11.48		310
WODO	WOOD DECK - OPEN	60113	172		172	23.46	20%	3,228
GRDT	Garage - Detached	180638	48x26		1,248	27.24		33,996



Rogers

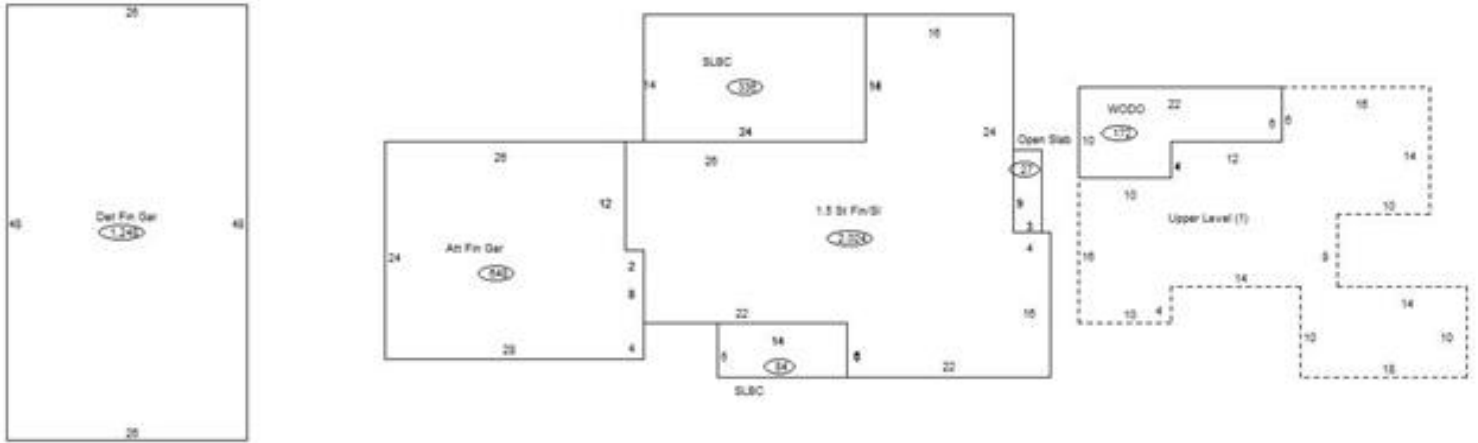
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:55:47
 Page 3

Sketch Image

660024604



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,220	1.659	2,024
2	G	5		13	Att Fin Gar	648	1.000	648
3	M	PRCH		13	SLBC	84	1.000	84
4	M	PRCH		13	SLBC	336	1.000	336
5	M	PATO		13	Open Slab	27	1.000	27
6	M	WODO		13	WODO	172	1.000	172
7	U	^UL		13	Upper Level (1)	804	1.000	804
8	G	6		13	Det Fin Gar	1,248	1.000	1,248
Total Building Area						1,220		2,024



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:55:47
Page 4

660024604

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	12x20x8	Dirt	Formed Metal	240
	Qual 3	Cond 3	Year 2023	Eff Age 2		
Valuation Summary			Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD
Base Cost (4.38 x 240)		1,051		1,051	74	977
	PATO	Patio - Open	10x10x8	Plank		79
	Qual 2	Cond 3	Year 2021	Eff Age 4		
Valuation Summary			Modifier Total	RCN	Depr (21% Phys/ % Func)	RCNLD
Base Cost (10.24 x 79)		809		809	170	639