



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:51:57
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Assessment Data					Primary Image														
Account 660027398 Parcel ID 000000-00-0-00540-001-0010 Cadastral ID 31-22-16-01890 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 257134 MCCARTHY, WILLIAM F & LORI J 10202 E NORTHPARK ST CLAREMORE OK 74017-0000																			
Parcel Location Situs 10202 E NORTHPARK Subdivision NORTHAVEN Lot/Block 0010 / 0001 Parcel Size 1.121 - Lots Sec/Twn/Rng 31 / 22 / 16 / 5 Neighborhood 1114 - R-V01,4-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																			
Legal Description Lot/Long: 36.33852097 -95.64705774					Building Permits														
LOT 10 BLOCK 1 NORTHAVEN					<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					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	930/290 862/146	BOX, WILLIAM H &	09/24/1993	67,500 63,500	Yes No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	0	Land Value	73,171	31,752	11%	3,493	Assessed	15,905	1,720.63										
Year Frozen	0	Improvements	120,641	112,839		12,412	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-95.00										
TIF Project ID	0	Total Value	193,812	144,591		15,905	Total Taxable	14,905	1,626.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660027398	MCCARTHY, WILLIAM F &			10	189,700	1000	14,442	1,576.00										
2024	2024-660027398	MCCARTHY, WILLIAM F &			10	203,132	1000	13,992	1,479.00										
2023	2023-660027398	MCCARTHY, WILLIAM F &			10	132,323	1000	13,556	1,424.00										
2022	2022-660027398	MCCARTHY, WILLIAM F &			10	130,565	1000	13,362	1,397.00										
2021	2021-660027398	MCCARTHY, WILLIAM F &			10	134,782	1000	13,826	1,455.00										
2020	2020-660027398	MCCARTHY, WILLIAM F &			10	132,743	1000	13,602	1,453.00										
2019	2019-660027398	MCCARTHY, WILLIAM F &			10	129,264	1000	13,219	1,386.00										
2018	2018-660027398	MCCARTHY, WILLIAM F &			10	134,134	1000	13,755	1,492.00										
2017	2017-660027398	MCCARTHY, WILLIAM F &			10	133,102	1000	13,465	1,544.00										
2016	2016-660027398	MCCARTHY, WILLIAM F &			10	129,906	1000	13,044	1,365.00										
2015	2015-660027398	MCCARTHY, WILLIAM F &			10	128,304	1000	12,635	1,251.00										
2014	2014-660027398	MCCARTHY, WILLIAM F &			10	129,292	1000	12,238	1,209.00										
2013	2013-660027398	MCCARTHY, WILLIAM F &			10	124,146	1000	11,852	1,133.00										



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Lot Data	Square-Foot - NBHD 1114 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.1994	
Topography		
Street Access		
Utilities		
Amenities	LAND VALUE 0	
	0	
Method	Square-Foot	
Base Lot Value	52,247.00 x 1.40 = 73,171	
Factor Value		
Adjustments	1.0000	
Lot Value	73,171	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Stone 70% Frame, Siding, Wood
Base/Total Area	1,437 / 1,437
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,437
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	549 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1983 / 32



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	166,844	116.11	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	193,150 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	101.16	Total Misc Impr	+	12,593			
Roofing Adj	+ 4.47	Garage Cost	+	14,763			
Subfloor Adj	+ -1.19	Total RCN	=	208,001			
Heat/Cool Adj	+ 11.47	Depreciation (42%)	-	87,360			
Plumbing Adj	+ 9.80	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	120,641			
Adj Base Cost	= 125.71	Lot Value	+	73,171			
Total Area	x 1,437	Indicated Value	=	193,812			
Adjusted Cost	= 180,645	Value Per SqFt		134.87			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	120,641		
Lot Value	73,171		
Indicated Value	193,812	134.87	Per SqFt
Agland Value			
Site Improvements			
Total Value	193,812	134.87	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	66289	27x6		162	23.71		3,841
PRCH	SLAB PORCH - COVERED	66290	14x11		154	23.74		3,656

