



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660028159				<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0907\IMG_0028. 9/13/2021</p>									
Parcel ID	19N17E-33-3-00000-000-0000													
Cadastral ID	33-19-17-00900													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	3											
Tax Area	2 - INOLA RURAL													
Name ID	306520													
PRIDEMORE, JOHN C														
36558 S 4215 RD														
INOLA OK 74036-0000														
Parcel Location														
Situs	36558 S 4215 RD													
Subdivision														
Lot/Block	/	Parcel Size	2.5 - Acres											
Sec/Twn/Rng	33 / 19 / 17 / 3													
Neighborhood	1917 - UNPLATTED													
School District	S005 - INOLA SCHOOLS													
Legal Description														
Lat/Long: 36.08208361 -95.50544542														
NE NW NE SW														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
2230/486	DOTSON, JESSIE L	03/05/2012	117,500	YES										
1140/541	GETZFREID, GERALD L & SANDRA L	11/02/1998	12,000	Yes										
1119/809	GETZFREID, JIM F	06/24/1998	11,500	No										
1082/747	ROSS, STEPHANIE D	09/26/1997	11,500	Yes										
949/535	SOKOLOSKY, D M &	03/14/1994	10,000	Yes										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax						
Remove Cap	2013	Land Value	59,942	29,455	11%	3,240	Assessed	12,842	1,028.13					
Year Frozen	0	Improvements	142,594	87,286		9,602	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-80.00					
TIF Project ID	0	Total Value	202,536	116,741		12,842	Total Taxable	11,842	948.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660028159	PRIDEMORE, JOHN C	2	165,695	1000	11,468	918.00							
2024	2024-660028159	PRIDEMORE, JOHN C	2	154,476	1000	11,104	893.00							
2023	2023-660028159	PRIDEMORE, JOHN C	2	150,562	1000	10,752	866.00							
2022	2022-660028159	PRIDEMORE, JOHN C	2	123,123	1000	10,410	844.00							
2021	2021-660028159	PRIDEMORE, JOHN C	2	118,780	1000	10,077	807.00							
2020	2020-660028159	PRIDEMORE, JOHN C	2	114,294	1000	9,754	788.00							
2019	2019-660028159	PRIDEMORE, JOHN C	2	106,134	1000	9,442	780.00							
2018	2018-660028159	PRIDEMORE, JOHN C	2	107,721	1000	9,138	763.00							
2017	2017-660028159	PRIDEMORE, JOHN C	2	92,709	1000	8,842	744.00							
2016	2016-660028159	PRIDEMORE, JOHN C	2	86,869	1000	8,556	728.00							
2015	2015-660028159	PRIDEMORE, JOHN C	2	119,267	1000	8,616	748.00							
2014	2014-660028159	PRIDEMORE, JOHN C	2	121,642	1000	8,336	748.00							
2013	2013-660028159	PRIDEMORE, JOHN C	2	82,402	1000	8,064	679.00							



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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	2.5072	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY FLOOD ZONE	
Method	Square-Foot	
Base Lot Value	109,215.00 x .55 = 59,942	
Factor Value		
Adjustments		
Lot Value	59,942	

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

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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	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	
Lot Value	59,942
Indicated Value	59,942 0.00 Per SqFt
Agland Value	
Site Improvements	51,869
Total Value	111,811 0.00 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	0.00	Total Misc Impr	+	0
Roofing Adj	+ 0.00	Garage Cost	+	
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	=	
Adj Base Cost	= 0.00	Lot Value	+	59,942
Total Area	x	Indicated Value	=	59,942
Adjusted Cost	= 0	Value Per SqFt		0.00

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
PCPT	Carport - Portable		18x40x14	Base	Formed Metal	720
Qual	3	Cond 3	Year 2025	Eff Age 1		
Valuation Summary		Modifier Total	RCN	Depr (3% Phys/ % Func)		RCNLD
Base Cost (5.36 x 720)		3,859		3,859	116	3,743
PCPT	Carport - Portable		25x20x8	Base	Formed Metal	500
Qual	3	Cond 3	Year 2015	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (33% Phys/ % Func)		RCNLD
Base Cost (4.38 x 500)		2,190		2,190	723	1,467
UTIL	Utility Building		25x30x8	Concrete	Formed Metal	750
Qual	3.5	Cond 3	Year 2015	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)		RCNLD
Base Cost (34.40 x 750)		25,800		25,800	3,870	21,930
EQSH	Equipment Shed		20x25x10	Dirt	Formed Metal	500
Qual	3	Cond 3	Year 2005	Eff Age 16		
Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)		RCNLD
Base Cost (22.83 x 500)		11,415		11,415	4,224	7,191
EQSH	Equipment Shed		20x25x10	Dirt	Formed Metal	500
Qual	3	Cond 3	Year 2005	Eff Age 16		
Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)		RCNLD
Base Cost (22.83 x 500)		11,415		11,415	4,224	7,191
PCPT	Carport - Portable		18x20x8	Base	Formed Metal	360
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (79% Phys/ % Func)		RCNLD
Base Cost (4.38 x 360)		1,577		1,577	1,246	331
UTIL	Utility Building		10x12x8	Plank	Formed Metal	120
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)		RCNLD
Base Cost (33.09 x 120)		3,971		3,971	1,946	2,025



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
UTIL	Utility Building		10x12x8	Plank	Formed Metal	120
Qual	3	Cond 3	Year 2000	Eff Age 20		

Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
Base Cost (33.09 x 120)	3,971		3,971	1,946	2,025

BNGP	Barn - General Purpose		25x36x10	Dirt	Galvanized Metal	900
Qual	1.5	Cond 2	Year 1985	Eff Age 41		

Valuation Summary		Modifier Total	RCN	Depr (65% Phys/ % Func)	RCNLD
Base Cost (18.94 x 900)	17,046		17,046	11,080	5,966



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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY FLOOD ZONE Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	6 Mobile Home 60 x 28
Condition	4 - Good
Quality	3.8 - Average
Architecture	2DW EXCP DWIDE MH - GOOD
Style	100% Double Wide
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,680 / 1,680
Style	100% Double Wide
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2000 / 16

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	79.30	Total Misc Impr	+ 0				
Roofing Adj	+ 3.40	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 156,828				
Heat/Cool Adj	+ 0.00	Depreciation (47%)	- 73,709				
Plumbing Adj	+ 10.65	Lump Sums	+ 7,606				
Basement Adj	+ 0.00	RCNLD	= 90,725				
Adj Base Cost	= 93.35	Lot Value	+ 90,725				
Total Area	x 1,680	Indicated Value	= 90,725				
Adjusted Cost	= 156,828	Value Per SqFt	54.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	90,725		
Lot Value			
Indicated Value	90,725	54.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	90,725	54.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2017	1	0.00		
WODC	WOOD DECK - COVERED	134956	15x12		180	48.50	50%	4,365
WODO	WOOD DECK - OPEN	134957	16x10		160	28.94	30%	3,241



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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		13	Doublewide	1,680	1.000	1,680
2	M	WODC		13	WODC	180	1.000	180
3	M	WODO		13	WODO	160	1.000	160
Total Building Area						1,680		1,680