



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	660028704													
Parcel ID	000000-00-0-20040-001-0009													
Cadastral ID	34-20-14-01380													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	3											
Tax Area	1 - CATOOSA OT													
Name ID	184044													
TOLLESON, BOB R & JOSEPHINE A														
968 N 153RD E AVE TULSA OK 74116-2841														
Parcel Location														
Situs	00968 N 153RD E AVE													
Subdivision	CLAMPITT ACRES II													
Lot/Block	0009 / 0001	Parcel Size	2 - Lots											
Sec/Twn/Rng	34 / 20 / 14 / 5													
Neighborhood	1045 - R-V03-SW CATOOSA													
School District	S002 - CATOOSA SCHOOLS													
Legal Description Lat/Long: 36.16909785 -95.80701506														
Building Permits														
LOT 8 & 9 BLOCK 1 CLAMPITT ACRES II														
<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										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax						
Remove Cap	0	Land Value	84,848	31,715	11%	3,489	Assessed	8,197	874.29					
Year Frozen	2007	Improvements	114,501	42,799		4,708	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-106.00					
TIF Project ID	0	Total Value	199,349	74,514		8,197	Total Taxable	7,197	768.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660028704	TOLLESON, BOB R &	1	194,205	1000	7,196	768.00							
2024	2024-660028704	TOLLESON, BOB R &	1	275,433	1000	7,197	759.00							
2023	2023-660028704	TOLLESON, BOB R &	1	158,938	1000	7,196	739.00							
2022	2022-660028704	TOLLESON, BOB R &	1	105,247	1000	6,096	612.00							
2021	2021-660028704	TOLLESON, BOB R &	1	107,879	1000	6,097	536.00							
2020	2020-660028704	TOLLESON, BOBBY R	1	108,978	1000	6,096	540.00							
2019	2019-660028704	TOLLESON, BOBBY R	1	103,815	1000	6,097	548.00							
2018	2018-660028704	TOLLESON, BOBBY R	1	110,318	1000	6,096	544.00							
2017	2017-660028704	TOLLESON, BOBBY R	1	109,266	1000	6,096	550.00							
2016	2016-660028704	TOLLESON, BOBBY R	1	106,413	1000	6,097	542.00							
2015	2015-660028704	TOLLESON, BOBBY R	1	105,510	1000	6,097	545.00							
2014	2014-660028704	TOLLESON, BOBBY R	1	109,059	1000	6,097	552.00							
2013	2013-660028704	TOLLESON, BOBBY R	1	103,040	1000	6,097	546.00							



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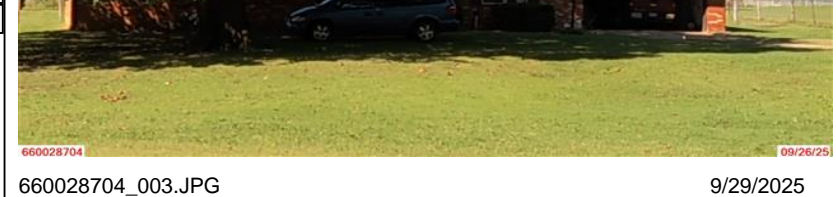
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Lot Data	Square-Foot - NBHD 1045 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.9962	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	86,953.00 x .98 = 84,848	
Factor Value		
Adjustments	1.0000	
Lot Value	84,848	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,606 / 1,606
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,606
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1968 / 44



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	161,892	100.80	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	165,660		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.43	Total Misc Impr	+	9,075			
Roofing Adj	+ 4.46	Garage Cost	+	16,646			
Subfloor Adj	+ -1.15	Total RCN	=	229,217			
Heat/Cool Adj	+ 11.47	Depreciation (52%)	-	119,193			
Plumbing Adj	+ 6.50	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	110,024			
Adj Base Cost	= 126.71	Lot Value	+	84,848			
Total Area	x 1,606	Indicated Value	=	194,872			
Adjusted Cost	= 203,496	Value Per SqFt		121.34			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	110,024		
Lot Value	84,848		
Indicated Value	194,872	121.34	Per SqFt
Agland Value			
Site Improvements	4,477		
Total Value	199,349	124.13	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	68915	8x8		64	24.07		1,540
PATO	SLAB PORCH - OPEN	68916	20x14		280	8.71		2,439



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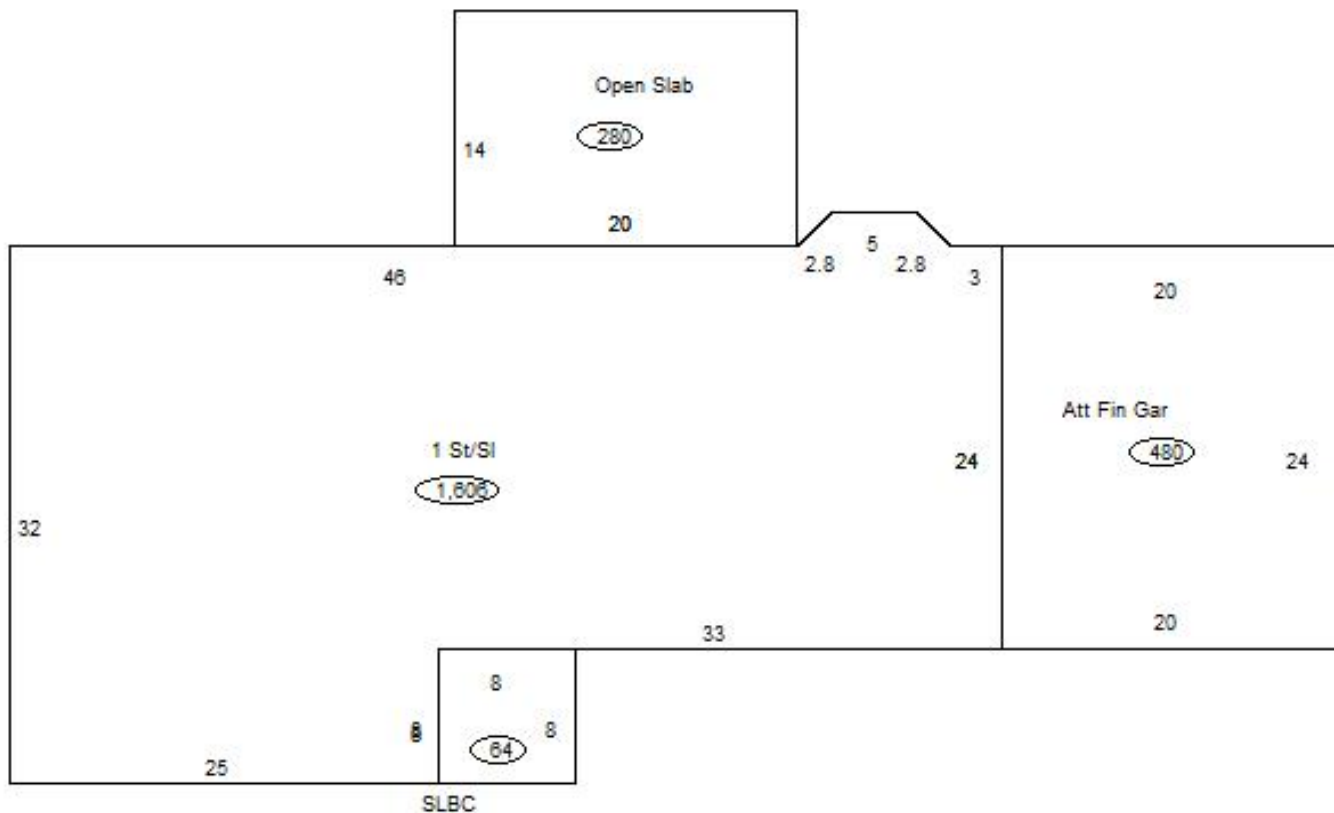
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,606	1.000	1,606
2	G	5		13	Att Fin Gar	480	1.000	480
3	M	PRCH		13	SLBC	64	1.000	64
4	M	PATO		13	Open Slab	280	1.000	280
Total Building Area						1,606		1,606



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small	8x12x8	Plank	Formed Metal	96	
	Qual	2	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary		Modifier Total		RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (22.60 x 96)		2,170		2,170	998	1,172
	GRDT	Garage - Detached	12x25x10	Concrete	Composition Shingle	300	
	Qual	2	Cond 3	Year 2000	Eff Age 20		
	Valuation Summary		Modifier Total		RCN	Depr (49% Phys/ % Func)	RCNLD
	Base Cost (21.60 x 300)		6,480		6,480	3,175	3,305
	STF	STG FAIR PLAYHOUSE - NCV	0x0x0				
	Qual	2	Cond	Year 0	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)						