




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:28:33
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Assessment Data					Primary Image														
Account 660029400 Parcel ID 000000-00-0-00024-001-0003 Cadastral ID 34-21-15-03920 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 341452 WHITE, DAVID KRISTOPHER 7415 E VERDIGRIS DR CLAREMORE OK 74019-0000 Parcel Location Situs 07415 E VERDIGRIS DR Subdivision BATTENFIELD ACRES 3 Lot/Block 0003 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 15 / 5 Neighborhood 1122 - R-V04-SE VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					 <p>07/08/2022 11:00</p> <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0708\IMG_0058. 7/11/2022</p>														
Legal Description Lot/Long: 36.25547006 -95.69586115																			
LOT 3 BLOCK 1 BATTENFIELD ACRES 3					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					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	GUTIERREZ, JOHN E	05/04/2023	276,500	YES										
					949/138	GUTIERREZ, GENEVA M &	03/05/1994	75,000	No										
					826/616			0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax										
Remove Cap	2024		Land Value 99,831	99,831	11%	10,981	Assessed	29,456	3,067.31										
Year Frozen	0		Improvements 167,959	167,959		18,475	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-87.00										
TIF Project ID	0		Total Value 267,790	267,790		29,456	Total Taxable	28,456	2,980.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660029400	WHITE, DAVID KRISTOPHER			4	262,158	1000	27,837	2,916.00										
2024	2024-660029400	WHITE, DAVID KRISTOPHER			4	276,501	1000	29,415	2,829.00										
2023	2023-660029400	WHITE, DAVID KRISTOPHER			4	193,221	0	19,626	1,853.00										
2022	2022-660029400	GUTIERREZ, JOHN E			4	169,926	0	18,692	1,797.00										
2021	2021-660029400	GUTIERREZ, JOHN E			4	171,348	0	18,848	1,764.00										
2020	2020-660029400	GUTIERREZ, JOHN E			4	172,130	0	18,894	1,772.00										
2019	2019-660029400	GUTIERREZ, JOHN E			4	163,584	0	17,994	1,714.00										
2018	2018-660029400	GUTIERREZ, JOHN E			4	170,143	0	18,716	1,784.00										
2017	2017-660029400	GUTIERREZ, JOHN E			4	168,707	0	18,558	1,773.00										
2016	2016-660029400	GUTIERREZ, JOHN E			4	164,327	0	18,076	1,732.00										
2015	2015-660029400	GUTIERREZ, JOHN E			4	160,845	0	17,365	1,677.00										
2014	2014-660029400	GUTIERREZ, JOHN E			4	164,169	0	16,538	1,511.00										
2013	2013-660029400	GUTIERREZ, JOHN E			4	154,356	0	15,750	1,491.00										



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Lot Data	Square-Foot - NBHD 1122 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.9383	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	40,874.00 x 1.70 = 69,486	
Factor Value		
Adjustments	1.4367	
Lot Value	99,831	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	2,133 / 2,133
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,133
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	783 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

Cost Approach		Manual : 01/2025	
Base Cost	92.67	Total Misc Impr	+ 11,145
Roofing Adj	+ 4.20	Garage Cost	+ 20,092
Subfloor Adj	+ -1.09	Total RCN	= 277,705
Heat/Cool Adj	+ 11.47	Depreciation (40%)	- 111,082
Plumbing Adj	+ 8.30	Lump Sums	+ 1,336
Basement Adj	+ 0.00	RCNLD	= 167,959
Adj Base Cost	= 115.55	Lot Value	+ 99,831
Total Area	x 2,133	Indicated Value	= 267,790
Adjusted Cost	= 246,468	Value Per SqFt	125.55

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	233,453 109.45 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	310,010 Per SqFt

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	167,959
Lot Value	99,831
Indicated Value	267,790 125.55 Per SqFt
Agland Value	
Site Improvements	
Total Value	267,790 125.55 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
WODO	WOOD DECK - OPEN	70379		172	172	22.19	65%	1,336
EPSW	ENCLOSED PORCH - SOLID WALL	70380		12x8	96	63.01		6,049



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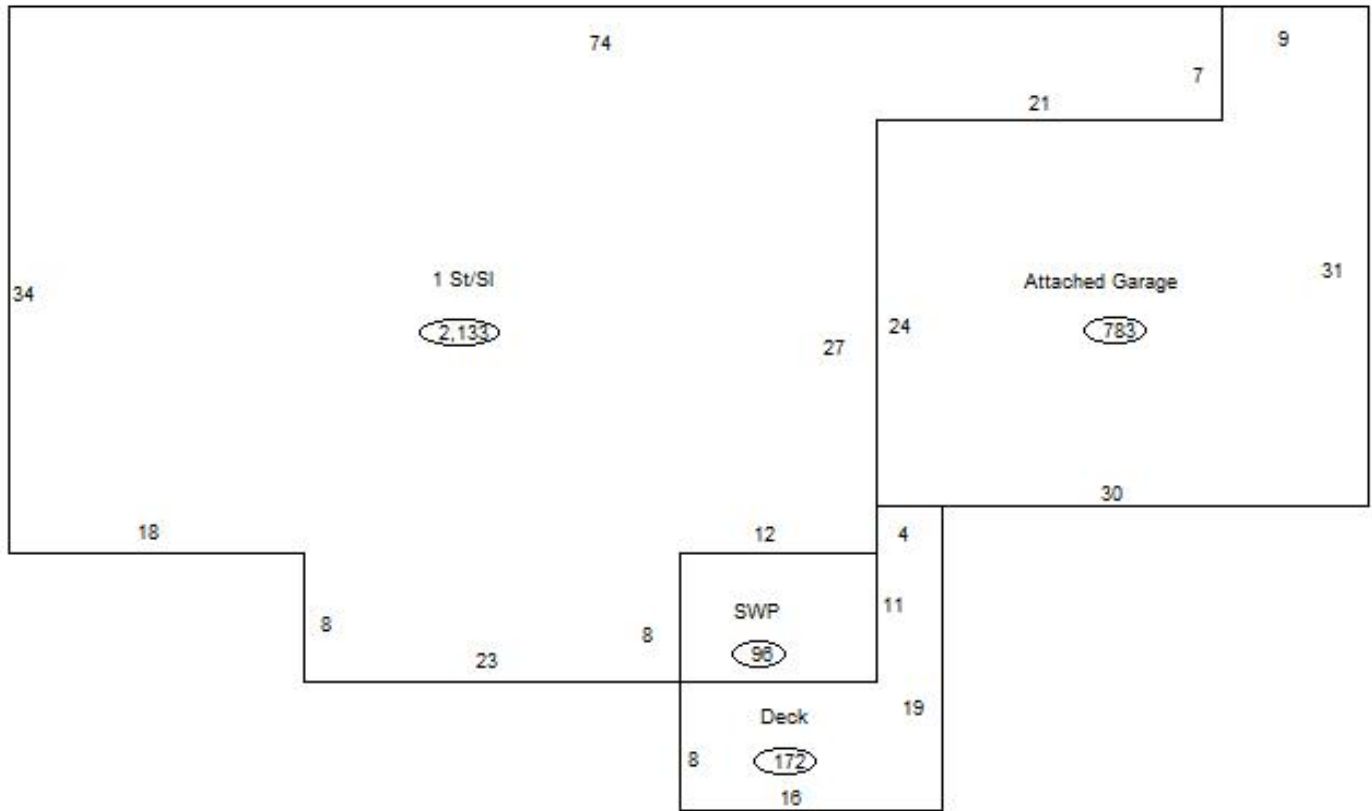
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Sketch Image

660029400



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,133	1.000	2,133
2	G	1		13	Attached Garage	783	1.000	783
3	M	WODO		13	WODO	172	1.000	172
4	M	EPSW		13	EPSW	96	1.000	96
Total Building Area						2,133		2,133