



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 660030125 Parcel ID 000000-00-0-00375-017-0003 Cadastral ID 35-20-14-06070 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 301987 HARRY, CHRISTOPHER J & SHARON CARTWRIGHT 16602 E NEWTON ST TULSA OK 74116-0000																																																						
Parcel Location Situs 16602 NEWTON Subdivision HIGHLAND ACRES Lot/Block 0003 / 0017 Parcel Size 1 - Lots Sec/Twn/Rng 35 / 20 / 14 / 5 Neighborhood 1045 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS																																																						
Legal Description Lot/Long: 36.17325716 -95.79174563					Building Permits																																																	
LOT 3 BLOCK 17 HIGHLAND ACRES					<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																																													
					2077/594	SMITH, SAMUEL B & SHIRLEY-M	12/23/2009	73,000	YES																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>106.660</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2010</td> <td>Land Value 33,884</td> <td>17,775</td> <td>11%</td> <td>1,955</td> <td>Assessed</td> <td>9,612</td> <td>1,025.22</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 127,453</td> <td>69,611</td> <td></td> <td>7,657</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 161,337</td> <td>87,386</td> <td></td> <td>9,612</td> <td>Total Taxable</td> <td>9,612</td> <td>1,025.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	Remove Cap	2010	Land Value 33,884	17,775	11%	1,955	Assessed	9,612	1,025.22	Year Frozen	0	Improvements 127,453	69,611		7,657	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 161,337	87,386		9,612	Total Taxable	9,612	1,025.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660030125	HARRY, CHRISTOPHER J &	1	103,147	0	9,155	976.00																																															
2024	2024-660030125	HARRY, CHRISTOPHER J &	1	108,167	0	8,720	920.00																																															
2023	2023-660030125	HARRY, CHRISTOPHER J &	1	86,684	0	8,303	852.00																																															
2022	2022-660030125	HARRY, CHRISTOPHER J &	1	72,984	0	7,908	794.00																																															
2021	2021-660030125	HARRY, CHRISTOPHER J &	1	68,471	0	7,532	663.00																																															
2020	2020-660030125	HARRY, CHRISTOPHER J &	1	67,362	0	7,410	656.00																																															
2019	2019-660030125	HARRY, CHRISTOPHER J &	1	66,049	0	7,265	652.00																																															
2018	2018-660030125	HARRY, CHRISTOPHER J &	1	67,795	0	7,457	666.00																																															
2017	2017-660030125	HARRY, CHRISTOPHER J &	1	67,994	0	7,479	675.00																																															
2016	2016-660030125	HARRY, CHRISTOPHER J &	1	66,325	0	7,296	649.00																																															
2015	2015-660030125	HARRY, CHRISTOPHER J &	1	66,745	0	7,342	656.00																																															
2014	2014-660030125	HARRY, CHRISTOPHER J &	1	67,402	0	7,414	671.00																																															
2013	2013-660030125	HARRY, CHRISTOPHER J &	1	72,160	0	7,616	682.00																																															



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Lot Data	Square-Foot - NBHD 1045 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.3175	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	13,830.00 x 2.45 = 33,884	
Factor Value		
Adjustments	1.0000	
Lot Value	33,884	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,540 / 1,540
Style	100% One Story
HVAC	100% Warmed & Cooled Air 1 Wall Air Conditioner
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	720 Detached Garage - Finished
Remodel	
Year/Eff Age	1963 / 47

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-1\IMG_0060. 6/2/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	231,506	150.33	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	158,570		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	109.92	Total Misc Impr	+	345			
Roofing Adj	+ 6.14	Garage Cost	+	44,762			
Subfloor Adj	+ 0.00	Total RCN	=	256,888			
Heat/Cool Adj	+ 16.31	Depreciation (52%)	-	133,582			
Plumbing Adj	+ 5.15	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	123,306			
Adj Base Cost	= 137.52	Lot Value	+	33,884			
Total Area	x 1,540	Indicated Value	=	157,190			
Adjusted Cost	= 211,781	Value Per SqFt		102.07			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	123,306		
Lot Value	33,884		
Indicated Value	157,190	102.07	Per SqFt
Agland Value			
Site Improvements	4,147		
Total Value	161,337	104.76	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	71919	6x4		24	14.39		345



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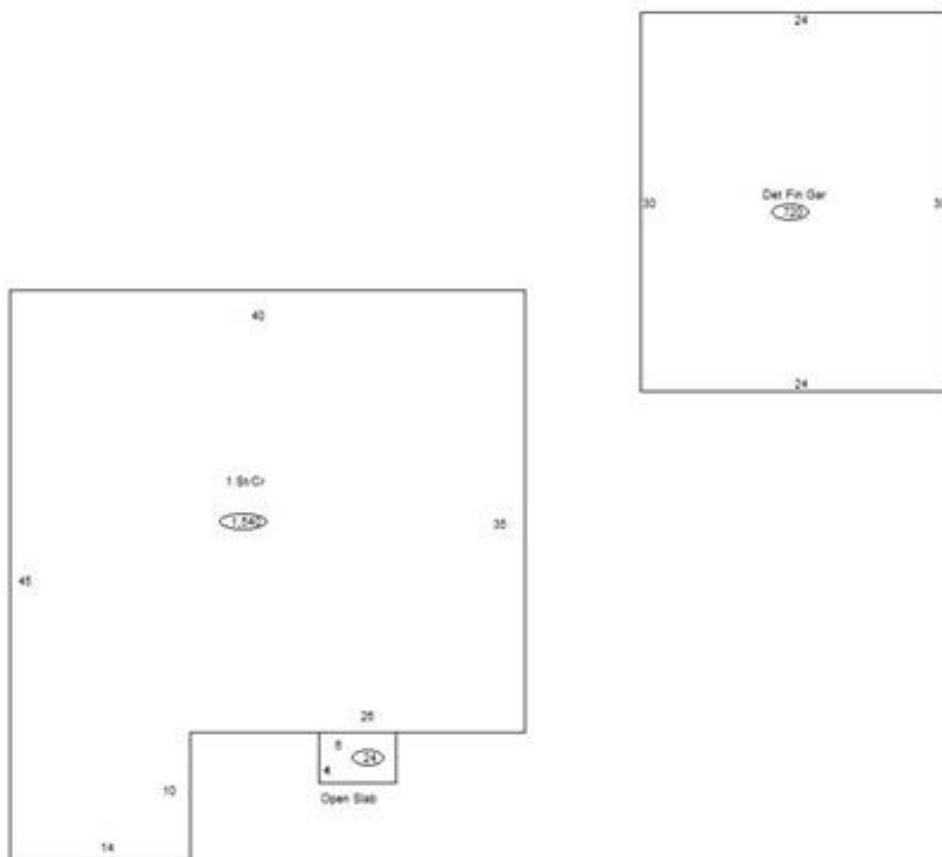
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,540	1.000	1,540
2	M	PATO		10	Open Slab	24	1.000	24
3	G	6		10	Det Fin Gar	720	1.000	720
Total Building Area						1,540		1,540



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			576
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (55% Phys/ % Func)		RCNLD
Base Cost (16.00 x 576)		9,216		9,216	5,069	4,147