



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660030423 <b>Parcel ID</b> 000000-00-0-00597-001-0004 <b>Cadastral ID</b> 35-20-15-05140 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 22 - CATOOSA / FAIR OAKS FD <b>Name ID</b> 304126 GRIMSLEY, LEONARD DEAN JR  30505 A ST CATOOSA OK 74015-0000  <b>Parcel Location</b> <b>Situs</b> 30505 A ST SE <b>Subdivision</b> PLAINVIEW <b>Lot/Block</b> 0004 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 35 / 20 / 15 / 5 <b>Neighborhood</b> 1034 - R-V03-SW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS					<p>660030423_001.JPG 1/13/2026</p>																																																	
<b>Legal Description</b> Lat/Long: 36.16641707 -95.67997353																																																						
LOT 4 LESS HIGHWAY BLOCK 1 PLAINVIEW					<b>Building Permits</b> <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																																								
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<b>Exemptions</b>					<b>Sale History</b>																																																	
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>																																													
H	Homestead	Yes	1,000	1,000	2150/321	GRIMSLEY, LEONARD D-TRUSTEE	01/03/2011	0	4																																													
PD	Add-Homestead	Yes	1,000	1,000																																																		
<b>Parcel Valuation</b>					<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>99.860</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 76,460</td> <td>36,901</td> <td>11%</td> <td>4,059</td> <td>Assessed</td> <td>12,111</td> <td>1,209.40</td> </tr> <tr> <td>Year Frozen</td> <td>2011</td> <td>Improvements 151,676</td> <td>73,202</td> <td> </td> <td>8,052</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>2,000</td> <td>-185.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 228,136</td> <td>110,103</td> <td> </td> <td>12,111</td> <td>Total Taxable</td> <td>10,111</td> <td>1,024.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	99.860	Current Tax	Remove Cap	0	Land Value 76,460	36,901	11%	4,059	Assessed	12,111	1,209.40	Year Frozen	2011	Improvements 151,676	73,202		8,052	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	2,000	-185.00	TIF Project ID	0	Total Value 228,136	110,103		12,111	Total Taxable	10,111	1,024.00
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<b>Assessment History</b>																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660030423	GRIMSLEY, LEONARD DEAN JR	22	219,172	2000	10,111	1,024.00																																															
2024	2024-660030423	GRIMSLEY, LEONARD DEAN JR	22	234,650	2000	10,111	1,000.00																																															
2023	2023-660030423	GRIMSLEY, LEONARD DEAN JR	22	173,566	2000	10,111	963.00																																															
2022	2022-660030423	GRIMSLEY, LEONARD DEAN JR	22	169,502	2000	10,111	965.00																																															
2021	2021-660030423	GRIMSLEY, LEONARD DEAN JR	22	168,050	2000	10,111	975.00																																															
2020	2020-660030423	GRIMSLEY, LEONARD DEAN JR	22	165,695	2000	10,111	980.00																																															
2019	2019-660030423	GRIMSLEY, LEONARD DEAN JR	22	160,253	2000	10,111	991.00																																															
2018	2018-660030423	GRIMSLEY, LEONARD DEAN JR	22	165,915	2000	10,111	985.00																																															
2017	2017-660030423	GRIMSLEY, LEONARD DEAN JR	22	164,722	2000	10,111	998.00																																															
2016	2016-660030423	GRIMSLEY, LEONARD DEAN JR	22	161,141	2000	10,112	984.00																																															
2015	2015-660030423	GRIMSLEY, LEONARD DEAN JR	22	158,146	2000	10,111	989.00																																															
2014	2014-660030423	GRIMSLEY, LEONARD DEAN JR	20	159,445	2000	10,112	915.00																																															
2013	2013-660030423	GRIMSLEY, LEONARD DEAN JR	20	153,790	2000	10,111	905.00																																															



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Lot Data	Square-Foot - NBHD 1034 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 2.5528 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 111,201.00 x .69 = 76,460 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 76,460		<p>660030423 11/10/25</p> <p>660030423_001.JPG 1/13/2026</p>

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	2 - Fair
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Stone
<b>Base/Total Area</b>	1,732 / 1,732
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,732
<b>Fixture/RghIn</b>	12 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	616 Attached Garage - Finished 2 Stalls
<b>Remodel</b>	
<b>Year/Eff Age</b>	1979 / 35

Cost Approach		Manual : 01/2025	
<b>Base Cost</b>	101.92	<b>Total Misc Impr</b>	+ 5,339
<b>Roofing Adj</b>	+ 3.94	<b>Garage Cost</b>	+ 17,217
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	= 237,480
<b>Heat/Cool Adj</b>	+ 10.30	<b>Depreciation ( 46%)</b>	- 109,241
<b>Plumbing Adj</b>	+ 7.93	<b>Lump Sums</b>	+ 0
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 128,239
<b>Adj Base Cost</b>	= 124.09	<b>Lot Value</b>	+ 76,460
<b>Total Area</b>	x 1,732	<b>Indicated Value</b>	= 204,699
<b>Adjusted Cost</b>	= 214,924	<b>Value Per SqFt</b>	118.19

GRM Approach			
<b>GRM Code</b>			
<b>Gross Rent</b>		0.00	
<b>Indicated Value</b>			
Multiple Regression			
<b>MRA Code</b>	1 Test		
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	189,275	109.28	Per SqFt
Direct Comparables			
<b>Selection Model</b>	A Adam Test		
<b>Adjustment Model</b>	1 2022 Residential		
<b>Comparables</b>	3		
<b>Indicated Value</b>	209,660		Per SqFt
Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	128,239		
<b>Lot Value</b>	76,460		
<b>Indicated Value</b>	204,699	118.19	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	23,437		
<b>Total Value</b>	228,136	131.72	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	72400	9x4		36	21.18		762



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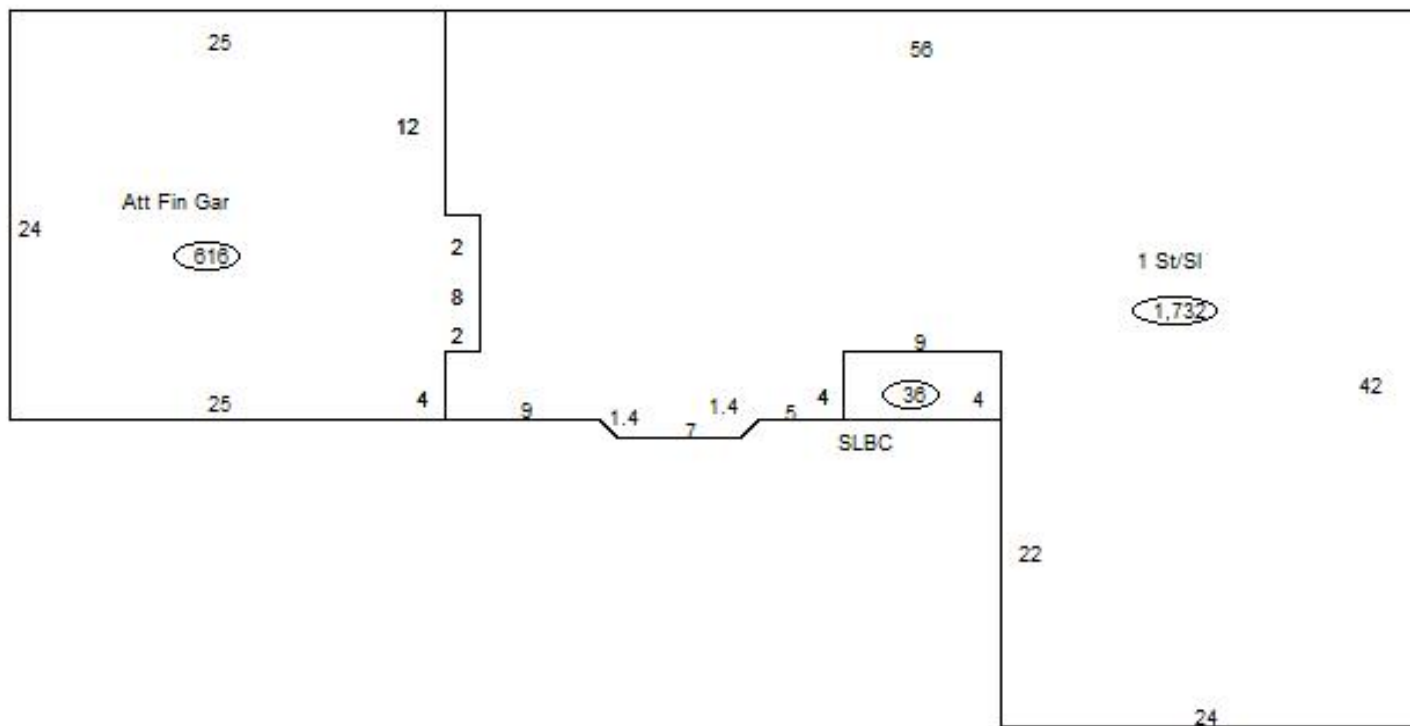
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### Sketch Image

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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/Sl	1,732	1.000	1,732
2	G	5		13	Att Fin Gar	616	1.000	616
3	M	PRCH		13	SLBC	36	1.000	36
<b>Total Building Area</b>						1,732		1,732



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	Utility Building	30x50x12	Concrete	Formed Metal	1,500	
	Qual	3	Cond 3	Year 2000	Eff Age 20		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (49% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (28.57 x 1,500)	42,855		42,855	20,999	21,856
	SHDS	Shed - Small	20x10x8	Plank	Formed Metal	200	
	Qual	2	Cond 3	Year 2000	Eff Age 20		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (59% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (19.28 x 200)	3,856		3,856	2,275	1,581
	SHDS	Shed - Small - NCV	6x8x6	Plank	Formed Metal	48	
	Qual	2	Cond 2	Year 2000	Eff Age 26		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (31.21 x 48)	1,498		1,498	1,498	