



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:18:32
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Assessment Data					Primary Image									
Account	660030989				<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-15\IMG_004! 6/15/2021</p>									
Parcel ID	000000-00-0-20190-001-0018													
Cadastral ID	36-20-14-01730													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	3											
Tax Area	1 - CATOOSA OT													
Name ID	259114													
BILBY, GARY R &														
IDA N														
1030 RIDGE LN														
CATOOSA OK 74015-0000														
Parcel Location														
Situs	01030 RIDGE LN													
Subdivision	TOWN & COUNTRY VILLA													
Lot/Block	0018 / 0001	Parcel Size	1 - Lots											
Sec/Twn/Rng	36 / 20 / 14 / 5													
Neighborhood	1193 - R-V03-SW CATOOSA													
School District	S002 - CATOOSA SCHOOLS													
Legal Description														
Lot/Long: 36.17282460 -95.76299259														
LOT 18 BLOCK 1 TOWN & COUNTRY VILLA														
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										
964/126	CARSON, RICHARD E &	08/01/1994	87,900	Yes										
815/548			63,000	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax						
Remove Cap	0	Land Value	33,148	21,522	11%	2,367	Assessed	24,050						
Year Frozen	0	Improvements	245,912	197,117		21,683	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000						
TIF Project ID	0	Total Value	279,060	218,639		24,050	Total Taxable	23,050						
-106.00														
2,459.00														
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660030989	BILBY, GARY R &	1	269,944	1000	22,349	2,384.00							
2024	2024-660030989	BILBY, GARY R &	1	261,612	1000	21,669	2,286.00							
2023	2023-660030989	BILBY, GARY R &	1	200,087	1000	21,010	2,156.00							
2022	2022-660030989	BILBY, GARY R &	1	197,555	1000	20,544	2,062.00							
2021	2021-660030989	BILBY, GARY R &	1	190,244	1000	19,917	1,752.00							
2020	2020-660030989	BILBY, GARY R &	1	186,995	1000	19,308	1,710.00							
2019	2019-660030989	BILBY, GARY R &	1	179,240	1000	18,716	1,681.00							
2018	2018-660030989	BILBY, GARY R &	1	186,563	1000	19,451	1,736.00							
2017	2017-660030989	BILBY, GARY R &	1	184,882	1000	18,855	1,703.00							
2016	2016-660030989	BILBY, GARY R &	1	179,883	1000	18,277	1,626.00							
2015	2015-660030989	BILBY, GARY R &	1	176,996	1000	17,715	1,583.00							
2014	2014-660030989	BILBY, GARY R &	1	178,560	1000	17,170	1,553.00							
2013	2013-660030989	BILBY, GARY R &	1	167,612	1000	16,641	1,490.00							



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.1902	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	8,287.00 x 4.00 = 33,148	
Factor Value		
Adjustments	1.0000	
Lot Value	33,148	

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Vinyl
Base/Total Area	2,410 / 2,850
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,410
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	572 Attached Garage - Finished
Remodel	
Year/Eff Age	1993 / 23

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	301,018	105.62	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	278,250 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	87.00	Total Misc Impr	+ 8,185				
Roofing Adj	+ 3.83	Garage Cost	+ 22,165				
Subfloor Adj	+ -1.85	Total RCN	= 335,471				
Heat/Cool Adj	+ 12.64	Depreciation (28%)	- 93,932				
Plumbing Adj	+ 5.44	Lump Sums	+ 4,373				
Basement Adj	+ 0.00	RCNLD	= 245,912				
Adj Base Cost	= 107.06	Lot Value	+ 33,148				
Total Area	x 2,850	Indicated Value	= 279,060				
Adjusted Cost	= 305,121	Value Per SqFt	97.92				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	245,912		
Lot Value	33,148		
Indicated Value	279,060	97.92	Per SqFt
Agland Value			
Site Improvements			
Total Value	279,060	97.92	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	73380	10x5		50	26.77		1,339
PATO	Patio - Open	73381	18x6		108	11.40		1,231
WODO	Wood Deck - Open	73383	197		197	22.20		4,373

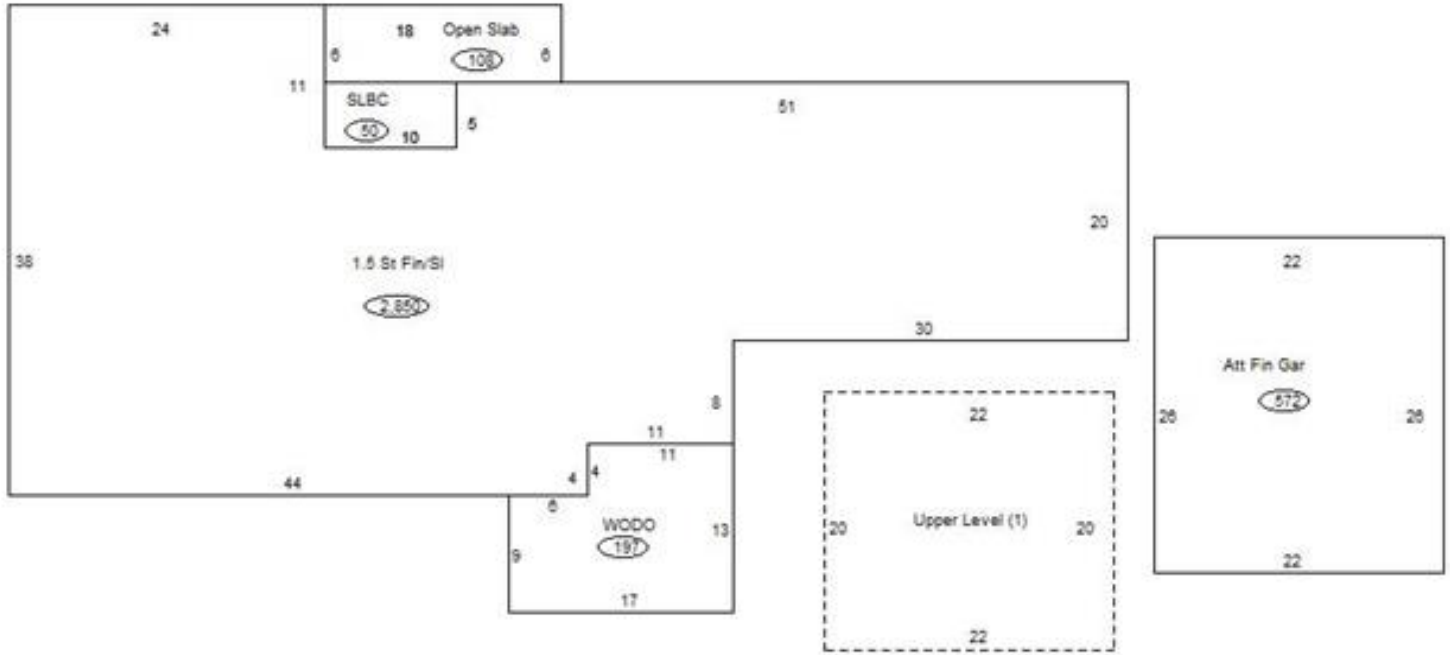


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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,410	1.183	2,850
2	G	5		13	Att Fin Gar	572	1.000	572
3	M	PRCH		13	SLBC	50	1.000	50
4	M	PATO		13	Open Slab	108	1.000	108
5	U	^UL		13	Upper Level (1)	440	1.000	440
6	M	WODO		13	WODO	197	1.000	197
Total Building Area						2,410		2,850