



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:30:05
Page 1

Assessment Data					Primary Image				
Account	660031033				<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-22\IMG_005i 6/22/2021</p>				
Parcel ID	000000-00-0-20200-001-0021								
Cadastral ID	36-20-14-02160								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	1 - CATOOSA OT								
Name ID	345098								
WALTON, GREGORY J & KATHRYN R									
1290 SLEEPY HOLLOW CATOOSA OK 74015-0000									
Parcel Location									
Situs	01290 SLEEPY HOLW								
Subdivision	WOODCREST ESTATES								
Lot/Block	0021 / 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 Lat/Long: 36.17473512 -95.77474780									
Building Permits									
LOT 21 BLOCK 1 WOODCREST ESTATES									
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code
PD	Add-Homestead	Yes	1,000	1,000	/	RIEDESEL, ERIC D	08/23/2024	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	
Remove Cap	0	Land Value	75,452	60,823	11%	6,691	Assessed	19,442	2,073.68
Year Frozen	2025	Improvements	143,799	115,919		12,751	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	2,000	-214.00
TIF Project ID	0	Total Value	219,251	176,742		19,442	Total Taxable	17,442	1,860.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660031033	WALTON, GREGORY J & KATHRYN R			1	199,072	2000	17,442	1,860.00
2024	2024-660031033	WALTON, GREGORY J & KATHRYN R			1	266,206	0	18,875	1,991.00
2023	2023-660031033	RIEDESEL, ERIC D			1	163,424	0	17,977	1,845.00
2022	2022-660031033	RIEDESEL, ERIC D			1	165,608	0	18,217	1,829.00
2021	2021-660031033	RIEDESEL, ERIC D			1	170,008	0	18,701	1,645.00
2020	2020-660031033	RIEDESEL, ERIC D			1	162,309	0	17,854	1,581.00
2019	2019-660031033	RIEDESEL, ERIC D			1	155,812	0	17,139	1,539.00
2018	2018-660031033	RIEDESEL, ERIC D			1	155,403	0	17,094	1,526.00
2017	2017-660031033	RIEDESEL, ERIC D			1	155,309	0	17,017	1,537.00
2016	2016-660031033	RIEDESEL, ERIC D			1	151,134	0	16,207	1,441.00
2015	2015-660031033	RIEDESEL, ERIC D			1	147,166	0	15,435	1,380.00
2014	2014-660031033	RIEDESEL, ERIC D			1	149,428	0	14,701	1,330.00
2013	2013-660031033	RIEDESEL, ERIC D			1	145,079	0	14,000	1,253.00



Rogers

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Date 04/16/2026
 Time 22:30:06
 Page 2

Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.6171	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	26,882.00 x 2.81 = 75,452	
Factor Value		
Adjustments	1.0000	
Lot Value	75,452	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	20% Veneer, Stone 80% Frame, Siding, Wood
Base/Total Area	1,110 / 1,890
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,110
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Finished
Remodel	
Year/Eff Age	1979 / 35

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	181,270	95.91	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	234,340		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	82.84	Total Misc Impr	+	7,836			
Roofing Adj	+ 2.73	Garage Cost	+	15,166			
Subfloor Adj	+ -0.71	Total RCN	=	219,146			
Heat/Cool Adj	+ 11.47	Depreciation (44%)	-	96,424			
Plumbing Adj	+ 7.45	Lump Sums	+	19,072			
Basement Adj	+ 0.00	RCNLD	=	141,794			
Adj Base Cost	= 103.78	Lot Value	+	75,452			
Total Area	x 1,890	Indicated Value	=	217,246			
Adjusted Cost	= 196,144	Value Per SqFt		114.94			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	141,794		
Lot Value	75,452		
Indicated Value	217,246	114.94	Per SqFt
Agland Value			
Site Improvements	2,005		
Total Value	219,251	116.01	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	73529	18x5		90	23.99		2,159
WODO	Wood Deck - Open	73531	1198		1,198	15.92		19,072
PRCH	Porch	177528	6x4		24	24.19		581



Rogers

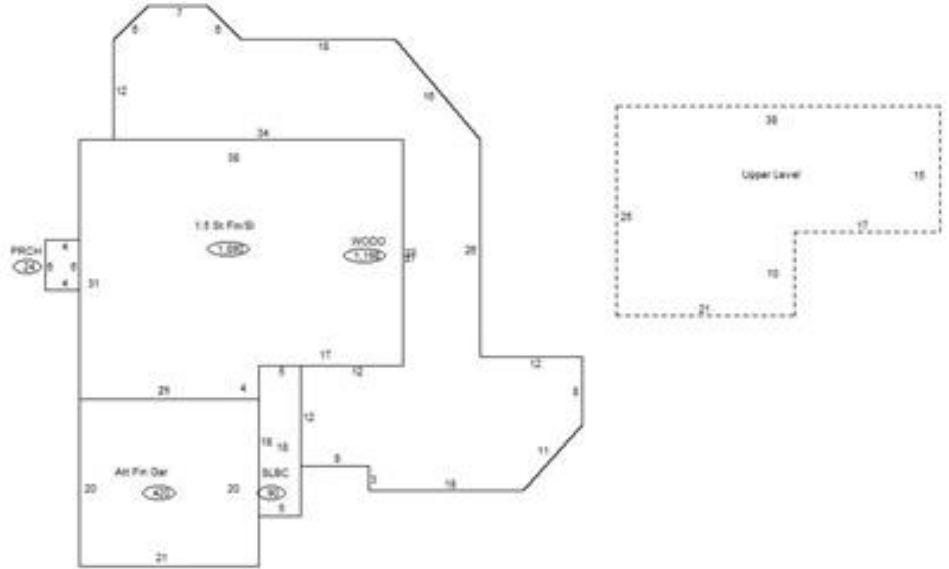
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Date 04/16/2026
 Time 22:30:06
 Page 3

Sketch Image

660031033



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/Sl	1,110	1.703	1,890
2	G	5		13	Att Fin Gar	420	1.000	420
3	M	PRCH		13	SLBC	90	1.000	90
4	U	^UL	Overhang	13	Upper Level	780	1.000	780
5	M	WODO		13	WODO	1,198	1.000	1,198
6	M	PRCH		13	PRCH	24	1.000	24
Total Building Area						1,110		1,890



Rogers

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Date 04/16/2026
Time 22:30:06
Page 4

660031033

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x8	Plank	Composition Shingle	80
	Qual 4	Cond 3	Year 2020	Eff Age 5		

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (32.55 x 80)	2,604		2,604 599	2,005