




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 660031225 Parcel ID 000000-00-0-20200-010-0008 Cadastral ID 36-20-14-04100 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 301753 TATE, DAVID A 19130 VALLEY VIEW LN CATOOSA OK 74015-0000 Parcel Location Situs 19130 VALLEY VIEW LN Subdivision WOODCREST ESTATES Lot/Block 0008 / 0010 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 20 / 14 / 5 Neighborhood 1193 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-2\IMG_0025. 7/6/2021</p>																																																	
Legal Description Lat/Long: 36.17320770 -95.76334200																																																						
LOT 8 BLOCK 10 WOODCREST ESTATES					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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
H	Homestead	Yes	1,000	1,000	2068/244	SNODGRASS, BRADLEY KEITH	11/05/2009	195,000	YES																																													
					1211/808	EDWARDS, SHARON K	01/21/2000	142,000	Yes																																													
					1009/489	GUINN, TIMOTHY W &	11/30/1995	135,000	No																																													
					985/769	STEPHENS, NORMA J &	04/04/1995	75,000	No																																													
					818/723			0	No																																													
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</td> <td>100,652</td> <td>25,061</td> <td>11%</td> <td>2,757</td> <td>Assessed</td> <td>18,995 2,026.01</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>243,170</td> <td>147,619</td> <td> </td> <td>16,238</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>1,000 -107.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>343,822</td> <td>172,680</td> <td> </td> <td>18,995</td> <td>Total Taxable</td> <td>17,995 1,919.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	Remove Cap	2010	Land Value	100,652	25,061	11%	2,757	Assessed	18,995 2,026.01	Year Frozen	0	Improvements	243,170	147,619		16,238	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -107.00	TIF Project ID	0	Total Value	343,822	172,680		18,995	Total Taxable	17,995 1,919.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660031225	TATE, DAVID A	1	335,316	1000	17,441	1,860.00																																															
2024	2024-660031225	TATE, DAVID A	1	402,870	1000	16,904	1,783.00																																															
2023	2023-660031225	TATE, DAVID A	1	158,028	1000	16,384	1,681.00																																															
2022	2022-660031225	TATE, DAVID A	1	160,827	1000	16,691	1,675.00																																															
2021	2021-660031225	TATE, DAVID A	1	171,157	1000	17,449	1,535.00																																															
2020	2020-660031225	TATE, DAVID A	1	164,541	1000	16,912	1,498.00																																															
2019	2019-660031225	TATE, DAVID A	1	158,097	1000	16,391	1,472.00																																															
2018	2018-660031225	TATE, DAVID A	1	155,116	1000	16,063	1,434.00																																															
2017	2017-660031225	TATE, DAVID A	1	167,465	1000	17,337	1,566.00																																															
2016	2016-660031225	TATE, DAVID A	1	162,204	1000	16,803	1,494.00																																															
2015	2015-660031225	TATE, DAVID A	1	157,128	1000	16,284	1,455.00																																															
2014	2014-660031225	TATE, DAVID A	1	162,965	1000	16,926	1,531.00																																															
2013	2013-660031225	TATE, DAVID A	1	171,861	1000	16,877	1,511.00																																															



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.8926	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	38,882.00 x 2.59 = 100,652	
Factor Value		
Adjustments	1.0000	
Lot Value	100,652	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,358 / 2,558
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,358
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	606 Attached Garage - Finished
Remodel	
Year/Eff Age	1988 / 29

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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	308,538	120.62	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	288,680		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	103.94	Total Misc Impr	+	9,351			
Roofing Adj	+ 3.10	Garage Cost	+	28,949			
Subfloor Adj	+ -2.01	Total RCN	=	366,338			
Heat/Cool Adj	+ 14.47	Depreciation (36%)	-	131,882			
Plumbing Adj	+ 8.74	Lump Sums	+	8,714			
Basement Adj	+ 0.00	RCNLD	=	243,170			
Adj Base Cost	= 128.24	Lot Value	+	100,652			
Total Area	x 2,558	Indicated Value	=	343,822			
Adjusted Cost	= 328,038	Value Per SqFt		134.41			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	243,170		
Lot Value	100,652		
Indicated Value	343,822	134.41	Per SqFt
Agland Value			
Site Improvements			
Total Value	343,822	134.41	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	74162	10x10		100	29.21		2,921
WODO	WOOD DECK - OPEN	74164	456		456	19.11		8,714



Rogers

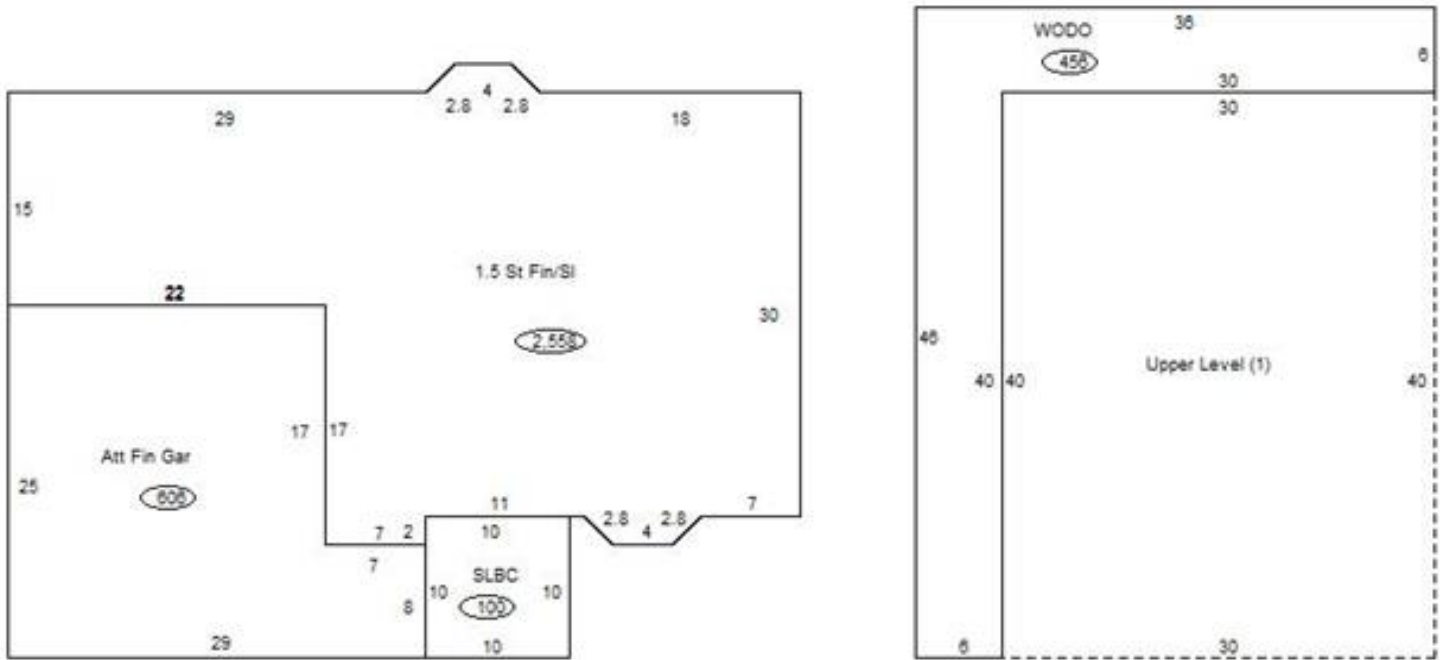
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Sketch Image

660031225



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	1,358	1.884	2,558
2	G	5		13	Att Fin Gar	606	1.000	606
3	M	PRCH		13	SLBC	100	1.000	100
4	U	^UL		13	Upper Level (1)	1,200	1.000	1,200
5	M	WODO		13	WODO	456	1.000	456
Total Building Area						1,358		2,558