




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 660031239 Parcel ID 000000-00-0-20200-011-0012 Cadastral ID 36-20-14-04230 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 191794 CUMMISKY, W LEROY 18890 RIDGE RD CATOOSA OK 74015-0000 Parcel Location Situs 18890 S RIDGE RD Subdivision WOODCREST ESTATES Lot/Block 0012 / 0011 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\2021-7-7\IMG_0041. 7/7/2021</p>														
Legal Description Lat/Long: 36.17359707 -95.76635999																			
LOT 12 BLOCK 11 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					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000															
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax										
Remove Cap	0	Land Value	45,349	33,565	11%	3,692	Assessed	31,114	3,318.62										
Year Frozen	0	Improvements	294,081	249,290		27,422	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-107.00										
TIF Project ID	0	Total Value	339,430	282,855		31,114	Total Taxable	30,114	3,212.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660031239	CUMMISKY, W LEROY			1	325,279	1000	29,208	3,115.00										
2024	2024-660031239	CUMMISKY, W LEROY			1	318,685	1000	28,328	2,988.00										
2023	2023-660031239	CUMMISKY, W LEROY			1	258,854	1000	27,474	2,820.00										
2022	2022-660031239	CUMMISKY, W LEROY			1	265,358	1000	27,072	2,717.00										
2021	2021-660031239	CUMMISKY, W LEROY			1	253,128	1000	26,255	2,310.00										
2020	2020-660031239	CUMMISKY, W LEROY			1	243,882	1000	25,461	2,255.00										
2019	2019-660031239	CUMMISKY, W LEROY			1	233,545	1000	24,690	2,217.00										
2018	2018-660031239	CUMMISKY, W LEROY			1	235,153	1000	24,445	2,182.00										
2017	2017-660031239	CUMMISKY, W LEROY			1	233,001	1000	23,704	2,140.00										
2016	2016-660031239	CUMMISKY, W LEROY			1	226,584	1000	22,984	2,044.00										
2015	2015-660031239	CUMMISKY, W LEROY			1	219,244	1000	22,286	1,992.00										
2014	2014-660031239	CUMMISKY, W LEROY			1	221,230	1000	21,608	1,955.00										
2013	2013-660031239	CUMMISKY, W LEROY			1	209,947	1000	20,949	1,875.00										



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.288	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	12,547.00 x 3.61 = 45,349	
Factor Value		
Adjustments	1.0000	
Lot Value	45,349	

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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Veneer, Stone 10% Frame, Siding, Wood
Base/Total Area	2,788 / 2,788
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,788
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	598 Attached Garage - Finished
Remodel	
Year/Eff Age	1993 / 25

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	337,164	120.93	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	313,620		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.39	Total Misc Impr	+	15,893			
Roofing Adj	+ 5.07	Garage Cost	+	28,626			
Subfloor Adj	+ -3.23	Total RCN	=	420,146			
Heat/Cool Adj	+ 14.47	Depreciation (31%)	-	130,245			
Plumbing Adj	+ 8.03	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	289,901			
Adj Base Cost	= 134.73	Lot Value	+	45,349			
Total Area	x 2,788	Indicated Value	=	335,250			
Adjusted Cost	= 375,627	Value Per SqFt		120.25			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	289,901		
Lot Value	45,349		
Indicated Value	335,250	120.25	Per SqFt
Agland Value			
Site Improvements	4,180		
Total Value	339,430	121.75	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	74236	11x7		77	29.28		2,255
PATC	Patio - Covered	74237	25x17		425	16.96		7,208



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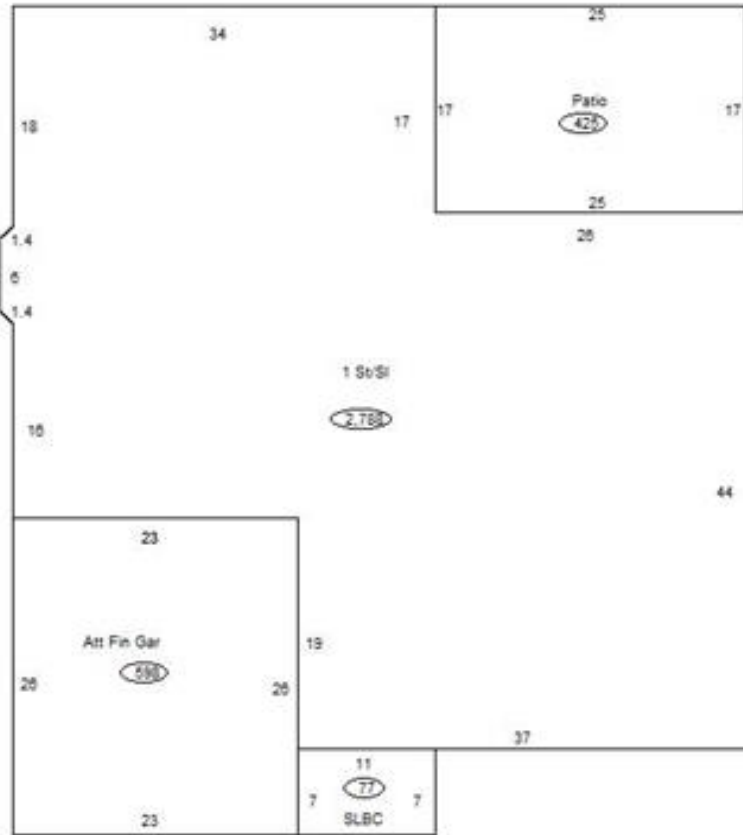
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Sketch Image

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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/SI	2,788	1.000	2,788
2	G	5		13	Att Fin Gar	598	1.000	598
3	M	PRCH		13	SLBC	77	1.000	77
4	M	PATC		13	Patio	425	1.000	425
Total Building Area						2,788		2,788



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x24x8	Plank	Composition Shingle	240
	Qual	3	Cond 3	Year 2020	Eff Age 5	

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (22.62 x 240) 5,429			5,429 1,249	4,180

	SHDS	Shed - Small	8x8x8			64
	Qual	2	Cond 2	Year 0	Eff Age 0	

Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ 100% Func)	RCNLD
Base Cost (29.01 x 64) 1,857			1,857 1,857	