



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 | 660031404 | | | | | | | | | | | | | |
| Parcel ID | 21N15E-36-2-00000-000-0000 | | | | | | | | | | | | | |
| Cadastral ID | 36-21-15-01700 | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | |
| Property Class | RR | VI Area 4 | | | | | | | | | | | | |
| Tax Area | 4 - VERDIGRIS/VERD FIRE | | | | | | | | | | | | | |
| Name ID | 324781 | | | | | | | | | | | | | |
| PRITCHARD, ROBERT D & MARILYN S | | | | | | | | | | | | | | |
| 24205 S 4120 RD CLAREMORE OK 74019-0000 | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | |
| Situs | 24215 S 4120 RD | | | | | | | | | | | | | |
| Subdivision | | | | | | | | | | | | | | |
| Lot/Block | / | Parcel Size | 2.08 - Acres | | | | | | | | | | | |
| Sec/Twn/Rng | 36 / 21 / 15 / 2 | | | | | | | | | | | | | |
| Neighborhood | 6090 - UNPLATTED | | | | | | | | | | | | | |
| School District | S008 - VERDIGRIS SCHOOLS | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.26001167 -95.66799374 | | | | | | | | | | | | | | |
| TR DESC 2023-005709 AS N 208' W 416' NW SW NW & TR DESC AS COMM 2426.84' N SW/C SW; N01.1957W 913.85'; N88.3942E 416.09'; N01.2138W 416' TO POB; N01.2138W 199.85'; N89.0006E 19.73'; | | | | | | | | | | | | | | |
| 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 | | | | | |
| | | | | | / | PRITCHARD, ROBERT D & ANDERSON, CHRISTINE H | 04/21/2023 | 0 | 4 | | | | | |
| | | | | | 2716/641 | | 06/11/2018 | 0 | 1 | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | |
| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 104.132 | Current Tax | | | | | |
| Remove Cap | 2019 | | Land Value | 53,943 | 53,943 | 11% | 5,934 | Assessed | 12,822 | 1,335.18 | | | | |
| Year Frozen | 0 | | Improvements | 80,655 | 62,622 | | 6,888 | Penalty | 0 | | | | | |
| Uncapped Value | 0 | | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | |
| TIF Project ID | 0 | | Total Value | 134,598 | 116,565 | | 12,822 | Total Taxable | 12,822 | 1,335.00 | | | | |
| Assessment History | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | |
| 2025 | 2025-660031404 | PRITCHARD, ROBERT D & | | | 4 | 111,015 | 0 | 12,212 | 1,271.00 | | | | | |
| 2024 | 2024-660031404 | PRITCHARD, ROBERT D & | | | 4 | 123,911 | 0 | 11,952 | 1,145.00 | | | | | |
| 2023 | 2023-660031404 | PRITCHARD, ROBERT D & | | | 4 | 105,132 | 0 | 11,383 | 1,074.00 | | | | | |
| 2022 | 2022-660031404 | PRITCHARD, ROBERT D & | | | 4 | 105,653 | 0 | 10,841 | 1,042.00 | | | | | |
| 2021 | 2021-660031404 | PRITCHARD, ROBERT D & | | | 4 | 94,030 | 0 | 10,325 | 966.00 | | | | | |
| 2020 | 2020-660031404 | PRITCHARD, ROBERT D & | | | 4 | 93,235 | 0 | 9,834 | 922.00 | | | | | |
| 2019 | 2019-660031404 | PRITCHARD, ROBERT D & | | | 4 | 85,139 | 0 | 9,365 | 892.00 | | | | | |
| 2018 | 2018-660031404 | PRITCHARD, ROBERT D & | | | 4 | 151,380 | 0 | 15,752 | 1,501.00 | | | | | |
| 2017 | 2017-660031404 | ANDERSON, CHRISTINE H | | | 4 | 150,344 | 0 | 15,002 | 1,434.00 | | | | | |
| 2016 | 2016-660031404 | ANDERSON, CHRISTINE H | | | 4 | 147,210 | 0 | 14,287 | 1,369.00 | | | | | |
| 2015 | 2015-660031404 | ANDERSON, CHRISTINE H | | | 4 | 148,191 | 0 | 13,607 | 1,314.00 | | | | | |
| 2014 | 2014-660031404 | ANDERSON, CHRISTINE H | | | 4 | 149,326 | 0 | 12,959 | 1,185.00 | | | | | |
| 2013 | 2013-660031404 | ANDERSON, CHRISTINE H | | | 4 | 146,588 | 0 | 12,342 | 1,168.00 | | | | | |



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| Lot Data | | Square-Foot - NBHD 6090 #1 | |
|-----------------|--------------------------|----------------------------|--|
| Lot Size | | | |
| Lot Count | | | |
| Units Buildable | | | |
| Non-Ag Acres | 2.1534 | | |
| Topography | | | |
| Street Access | | | |
| Utilities | | | |
| Amenities | LAND QUALITY | 0 | |
| | | 0 | |
| Method | Square-Foot | | |
| Base Lot Value | 93,802.00 x .58 = 53,943 | | |
| Factor Value | | | |
| Adjustments | 1.0000 | | |
| Lot Value | 53,943 | | |



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| Residential Data | |
|------------------|---------------------------|
| Type | 1 Single Family Residence |
| Condition | 1 - Low |
| Quality | 2.5 - Fair |
| Architecture | |
| Style | 100% One Story |
| Exterior Wall | 100% Veneer, Masonry |
| Base/Total Area | 2,240 / 2,240 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 2,240 |
| Fixture/RghIn | 7 / |
| Bed/F/H Bath | 2 / 1.5 / |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 1970 / 78 |

GRM Approach

| | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

Multiple Regression

| | |
|-----------------|------------------------|
| MRA Code | 1 Test |
| Adusted R | 0.8445 |
| Indicated Value | 176,898 78.97 Per SqFt |

Direct Comparables

| | |
|------------------|------------|
| Selection Model | 1 Res |
| Adjustment Model | A2 AO Test |
| Comparables | |
| Indicated Value | |

Value Reconciliation

| | |
|-------------------|------------------------------------|
| Selected Approach | Cost Approach |
| Improvements | 58,875 |
| Lot Value | 53,943 |
| Indicated Value | 112,818 50.37 Per SqFt |
| Agland Value | |
| Site Improvements | 21,780 |
| Total Value | 134,598 60.09 Total Value Per SqFt |

| Cost Approach | | Manual : 01/2025 | |
|---------------|-----------|---------------------|-----------|
| Base Cost | 91.63 | Total Misc Impr | + 21,124 |
| Roofing Adj | + 3.90 | Garage Cost | + 0 |
| Subfloor Adj | + -1.08 | Total RCN | = 267,614 |
| Heat/Cool Adj | + 11.47 | Depreciation (78%) | - 208,739 |
| Plumbing Adj | + 4.12 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 58,875 |
| Adj Base Cost | = 110.04 | Lot Value | + 53,943 |
| Total Area | x 2,240 | Indicated Value | = 112,818 |
| Adjusted Cost | = 246,490 | Value Per SqFt | 50.37 |

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 |
| EPSW | ENCLOSED PORCH - SOLID WALL | 74673 | 12x8 | | 96 | 63.01 | | 6,049 |
| EPSW | ENCLOSED PORCH - SOLID WALL | 74674 | 20x8 | | 160 | 62.37 | | 9,979 |



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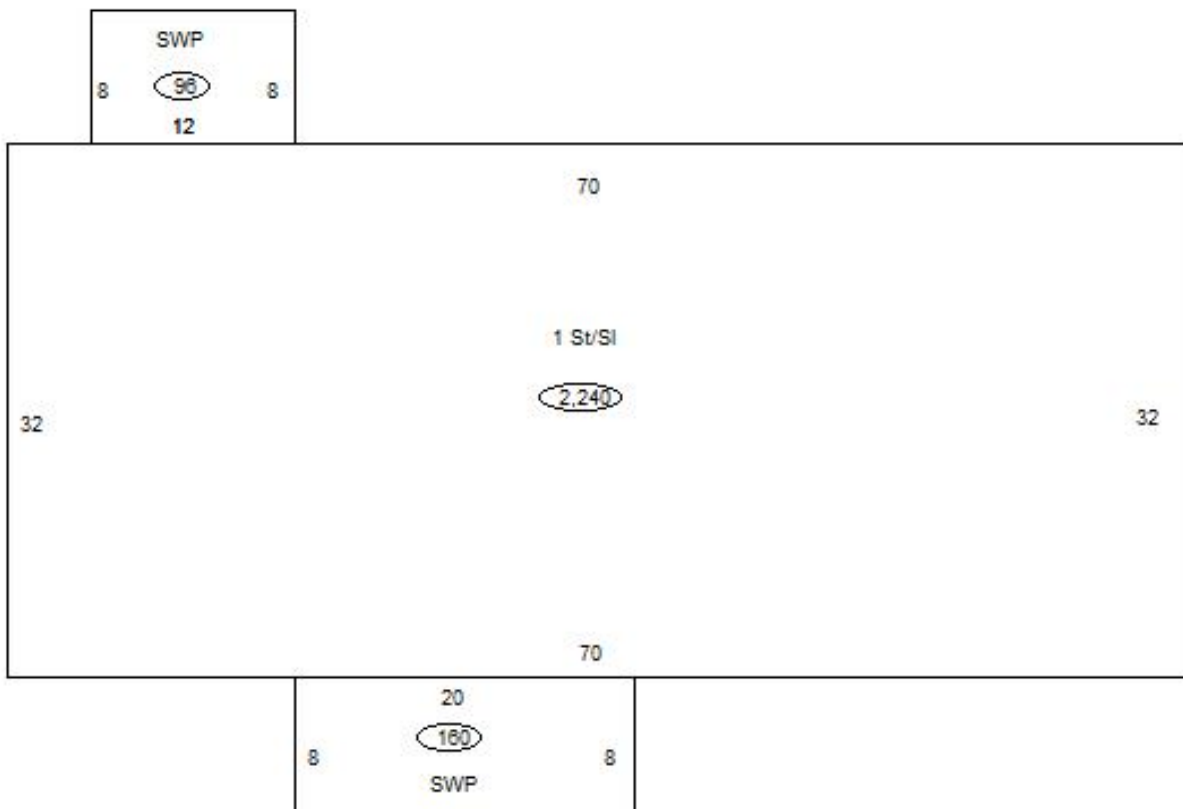
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Sketch Image

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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 | 2,240 | 1.000 | 2,240 |
| 2 | M | EPSW | | 13 | EPSW | 96 | 1.000 | 96 |
| 3 | M | EPSW | | 13 | EPSW | 160 | 1.000 | 160 |
| Total Building Area | | | | | | 2,240 | | 2,240 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|--------|-----------------------|------------|--------------------------------|---------|--------------|
|  | UTIL | SHOP BUILDING | 0x0x0 | | | 1,200 |
| | Qual 2 | Cond 3 | Year | Eff Age | | |
| Valuation Summary | | Modifier Total | RCN | Depr (40% Phys/ % Func) | | RCNLD |
| Base Cost (30.25 x 1,200) | | 36,300 | 36,300 | 14,520 | | 21,780 |