



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660081075 <b>Parcel ID</b> 000000-00-0-00480-008-0001 <b>Cadastral ID</b> 10-22-16-01255 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 279501 BETHEA, SAM K & NANCY R  420 RIDGE AVE CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 14100 S GIFTLAND DR <b>Subdivision</b> MACARTHUR PARK <b>Lot/Block</b> 0001 / 0008 <b>Parcel Size</b> .25 - Lots <b>Sec/Twn/Rng</b> 10 / 22 / 16 / 5 <b>Neighborhood</b> 1016 - R-V01-NW SEQUOYAH <b>School District</b> S006 - SEQUOYAH SCHOOLS																			
<b>Legal Description</b> Lat/Long: 36.40820948 -95.59658933																			
<b>Building Permits</b>					<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															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
					1323/792	BETHEA, RALPH C &	10/10/2001	0	11										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	102.332	<b>Current Tax</b>										
<b>Remove Cap</b>	2003		<b>Land Value</b>	100	100	11%	11	<b>Assessed</b>	18	1.84									
<b>Year Frozen</b>	0		<b>Improvements</b>	43,146	65		7	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00									
<b>TIF Project ID</b>	0		<b>Total Value</b>	43,246	165		18	<b>Total Taxable</b>	18	2.00									
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660081075	BETHEA, SAM K & NANCY R			11	44,274	0	17	2.00										
2024	2024-660081075	BETHEA, SAM K & NANCY R			11	50,122	0	17	2.00										
2023	2023-660081075	BETHEA, SAM K & NANCY R			11	40,421	0	16	1.00										
2022	2022-660081075	BETHEA, SAM K & NANCY R			11	41,541	0	15	1.00										
2021	2021-660081075	BETHEA, SAM K & NANCY R			11	41,817	0	15	1.00										
2020	2020-660081075	BETHEA, SAM K & NANCY R			11	41,665	0	14	1.00										
2019	2019-660081075	BETHEA, SAM K & NANCY R			11	39,271	0	13	1.00										
2018	2018-660081075	BETHEA, SAM K & NANCY R			11	41,332	0	13	1.00										
2017	2017-660081075	BETHEA, SAM K & NANCY R			11	40,862	0	12	1.00										
2016	2016-660081075	BETHEA, SAM K & NANCY R			11	38,692	0	12	1.00										
2015	2015-660081075	BETHEA, SAM K & NANCY R			11	100	0	11	1.00										
2014	2014-660081075	BETHEA, SAM K & NANCY R			11	100	0	11	1.00										
2013	2013-660081075	BETHEA, SAM K & NANCY R			11	100	0	11	1.00										



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<b>Lot Data</b> - Units-Buildable - MACARTHUR PARK (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	1
Non-Ag Acres	1.2478
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	100.00 x 1.00 = 100
Factor Value	
Adjustments	
Lot Value	100



<b>Residential Data</b>	
Type	1 Single Family Residence
Condition	1 - Low
Quality	1 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	400 / 400
Style	100% One Story
HVAC	100% Wall Furnace 1 Wall Air Conditioners (Count)
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	1 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2009 / 24

<b>GRM Approach</b>	
GRM Code	
Gross Rent	0.00
Indicated Value	

<b>Multiple Regression</b>			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	73,292	183.23	Per SqFt

<b>Direct Comparables</b>	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

<b>Cost Approach</b>		<b>Manual : 01/2025</b>	
Base Cost	90.98	Total Misc Impr	+ 9,036
Roofing Adj	+ 5.13	Garage Cost	+ 53,480
Subfloor Adj	+ 2.77	Total RCN	= 18,718
Heat/Cool Adj	+ 0.70	Depreciation ( 35%)	- 5,885
Plumbing Adj	+ 11.53	Lump Sums	+ 40,647
Basement Adj	+ 0.00	RCNLD	= 100
Adj Base Cost	= 111.11	Lot Value	+ 40,747
Total Area	x 400	Indicated Value	= 40,747
Adjusted Cost	= 44,444	Value Per SqFt	101.87

<b>Value Reconciliation</b>			
Selected Approach	Cost Approach		
Improvements	40,647		
Lot Value	100		
Indicated Value	40,747	101.87	Per SqFt
Agland Value			
Site Improvements	2,499		
Total Value	43,246	108.12	Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	122979	10x4		40	41.99	6%	1,579
EPSW	ENCLOSED PORCH - SOLID WALL	122980	16x12		192	47.06		9,036
WODC	WOOD DECK - COVERED	122981	16x8		128	35.79	6%	4,306



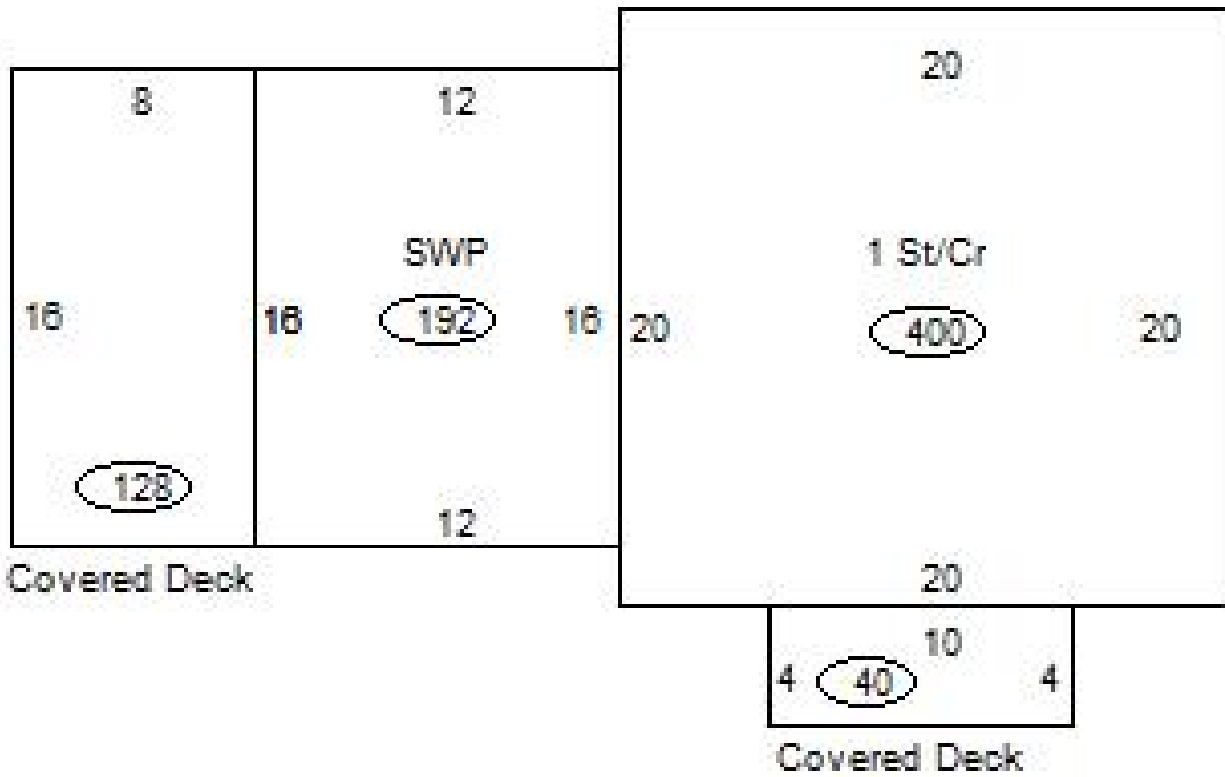
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	400	1.000	400
2	M	WODC		13	WODC	40	1.000	40
3	M	EPSW		13	EPSW	192	1.000	192
4	M	WODC		13	WODC	128	1.000	128
<b>Total Building Area</b>						400		400



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STGG STG GOOD		12x26x0			312
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (9.36 x 312) 2,920		<b>Modifier Total</b>	<b>RCN</b> 2,920	<b>Depr (20% Phys/ % Func)</b> 584	<b>RCNLD</b> 2,336
	LT LEAN-TO		7x10x0			70
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (2.92 x 70) 204		<b>Modifier Total</b>	<b>RCN</b> 204	<b>Depr (20% Phys/ % Func)</b> 41	<b>RCNLD</b> 163