



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:57:50
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660087078 Parcel ID 000000-00-0-80238-002-0005 Cadastral ID 01-20-15-07260 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 347791 GITHENS, JEFFREY R & BONNIE L 25103 S ROSELAKE DR CLAREMORE OK 74019-0000 Parcel Location Situs 25103 S ROSELAKE DR Subdivision CROSSING AT ROSELAKE Lot/Block 0005 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1109 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					<p>660087078_001.JPG 9/28/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.24834543 -95.65778117 CROSSING AT ROSELAKE LOT 5 BLOCK 2																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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>11-38</td> <td>R12-NEW 1539 SQ FT SFR</td> <td>09/2011</td> <td>12/2011</td> <td>62,447</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	11-38	R12-NEW 1539 SQ FT SFR	09/2011	12/2011	62,447																																																																																												
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
11-38	R12-NEW 1539 SQ FT SFR	09/2011	12/2011	62,447																																																																																																																					
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>104.132</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2026</td> <td>Land Value 63,693</td> <td>63,693</td> <td>11%</td> <td>7,006</td> <td>Assessed</td> <td>23,650</td> <td>2,462.72</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 151,309</td> <td>151,309</td> <td></td> <td>16,644</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-87.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 215,002</td> <td>215,002</td> <td></td> <td>23,650</td> <td>Total Taxable</td> <td>22,650</td> <td>2,376.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax	Remove Cap	2026	Land Value 63,693	63,693	11%	7,006	Assessed	23,650	2,462.72	Year Frozen	0	Improvements 151,309	151,309		16,644	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-87.00	TIF Project ID	0	Total Value 215,002	215,002		23,650	Total Taxable	22,650	2,376.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>HAWKINS & PRICE INVESTMENTS LLC</td> <td>08/01/2025</td> <td>215,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>RUSSO, RAECHEL B & DALLIN T</td> <td>06/23/2023</td> <td>199,500</td> <td>YES</td> </tr> <tr> <td>/</td> <td>MULHALL, STEVE &</td> <td>06/11/2020</td> <td>139,500</td> <td>YES</td> </tr> <tr> <td>2209/52</td> <td>RAUSCH COLEMAN HOMES OF</td> <td>11/17/2011</td> <td>122,500</td> <td>YES</td> </tr> <tr> <td>2044/868</td> <td>BUSHYHEAD, BRENT D</td> <td>07/09/2009</td> <td>200,000</td> <td>11</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	HAWKINS & PRICE INVESTMENTS LLC	08/01/2025	215,000	YES	/	RUSSO, RAECHEL B & DALLIN T	06/23/2023	199,500	YES	/	MULHALL, STEVE &	06/11/2020	139,500	YES	2209/52	RAUSCH COLEMAN HOMES OF	11/17/2011	122,500	YES	2044/868	BUSHYHEAD, BRENT D	07/09/2009	200,000	11																																					
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax																																																																																																																	
Remove Cap	2026	Land Value 63,693	63,693	11%	7,006	Assessed	23,650	2,462.72																																																																																																																	
Year Frozen	0	Improvements 151,309	151,309		16,644	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-87.00																																																																																																																	
TIF Project ID	0	Total Value 215,002	215,002		23,650	Total Taxable	22,650	2,376.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
/	HAWKINS & PRICE INVESTMENTS LLC	08/01/2025	215,000	YES																																																																																																																					
/	RUSSO, RAECHEL B & DALLIN T	06/23/2023	199,500	YES																																																																																																																					
/	MULHALL, STEVE &	06/11/2020	139,500	YES																																																																																																																					
2209/52	RAUSCH COLEMAN HOMES OF	11/17/2011	122,500	YES																																																																																																																					
2044/868	BUSHYHEAD, BRENT D	07/09/2009	200,000	11																																																																																																																					
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660087078</td><td>GITHENS, JEFFREY R & BONNIE L</td><td>80</td><td>189,765</td><td>0</td><td>20,874</td><td>2,173.00</td></tr> <tr><td>2024</td><td>2024-660087078</td><td>HAWKINS & PRICE INVESTMENTS LLC</td><td>80</td><td>199,498</td><td>0</td><td>21,945</td><td>2,103.00</td></tr> <tr><td>2023</td><td>2023-660087078</td><td>HAWKINS & PRICE INVESTMENTS LLC</td><td>80</td><td>165,507</td><td>1000</td><td>15,375</td><td>1,462.00</td></tr> <tr><td>2022</td><td>2022-660087078</td><td>RUSSO, RAECHEL B & DALLIN T</td><td>80</td><td>167,052</td><td>1000</td><td>14,898</td><td>1,442.00</td></tr> <tr><td>2021</td><td>2021-660087078</td><td>RUSSO, RAECHEL B & DALLIN T</td><td>80</td><td>140,317</td><td>0</td><td>15,435</td><td>1,445.00</td></tr> <tr><td>2020</td><td>2020-660087078</td><td>RUSSO, RAECHEL B & DALLIN T</td><td>80</td><td>138,141</td><td>1000</td><td>14,037</td><td>1,327.00</td></tr> <tr><td>2019</td><td>2019-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>132,722</td><td>1000</td><td>13,599</td><td>1,305.00</td></tr> <tr><td>2018</td><td>2018-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>134,934</td><td>1000</td><td>13,843</td><td>1,330.00</td></tr> <tr><td>2017</td><td>2017-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>133,904</td><td>1000</td><td>13,729</td><td>1,322.00</td></tr> <tr><td>2016</td><td>2016-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>130,600</td><td>1000</td><td>13,366</td><td>1,291.00</td></tr> <tr><td>2015</td><td>2015-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>127,986</td><td>1000</td><td>13,078</td><td>1,273.00</td></tr> <tr><td>2014</td><td>2014-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>128,938</td><td>1000</td><td>13,076</td><td>1,205.00</td></tr> <tr><td>2013</td><td>2013-660087078</td><td>MULHALL, STEVE &</td><td>80</td><td>124,241</td><td>1000</td><td>12,667</td><td>1,210.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660087078	GITHENS, JEFFREY R & BONNIE L	80	189,765	0	20,874	2,173.00	2024	2024-660087078	HAWKINS & PRICE INVESTMENTS LLC	80	199,498	0	21,945	2,103.00	2023	2023-660087078	HAWKINS & PRICE INVESTMENTS LLC	80	165,507	1000	15,375	1,462.00	2022	2022-660087078	RUSSO, RAECHEL B & DALLIN T	80	167,052	1000	14,898	1,442.00	2021	2021-660087078	RUSSO, RAECHEL B & DALLIN T	80	140,317	0	15,435	1,445.00	2020	2020-660087078	RUSSO, RAECHEL B & DALLIN T	80	138,141	1000	14,037	1,327.00	2019	2019-660087078	MULHALL, STEVE &	80	132,722	1000	13,599	1,305.00	2018	2018-660087078	MULHALL, STEVE &	80	134,934	1000	13,843	1,330.00	2017	2017-660087078	MULHALL, STEVE &	80	133,904	1000	13,729	1,322.00	2016	2016-660087078	MULHALL, STEVE &	80	130,600	1000	13,366	1,291.00	2015	2015-660087078	MULHALL, STEVE &	80	127,986	1000	13,078	1,273.00	2014	2014-660087078	MULHALL, STEVE &	80	128,938	1000	13,076	1,205.00	2013	2013-660087078	MULHALL, STEVE &	80	124,241	1000	12,667	1,210.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660087078	GITHENS, JEFFREY R & BONNIE L	80	189,765	0	20,874	2,173.00																																																																																																																		
2024	2024-660087078	HAWKINS & PRICE INVESTMENTS LLC	80	199,498	0	21,945	2,103.00																																																																																																																		
2023	2023-660087078	HAWKINS & PRICE INVESTMENTS LLC	80	165,507	1000	15,375	1,462.00																																																																																																																		
2022	2022-660087078	RUSSO, RAECHEL B & DALLIN T	80	167,052	1000	14,898	1,442.00																																																																																																																		
2021	2021-660087078	RUSSO, RAECHEL B & DALLIN T	80	140,317	0	15,435	1,445.00																																																																																																																		
2020	2020-660087078	RUSSO, RAECHEL B & DALLIN T	80	138,141	1000	14,037	1,327.00																																																																																																																		
2019	2019-660087078	MULHALL, STEVE &	80	132,722	1000	13,599	1,305.00																																																																																																																		
2018	2018-660087078	MULHALL, STEVE &	80	134,934	1000	13,843	1,330.00																																																																																																																		
2017	2017-660087078	MULHALL, STEVE &	80	133,904	1000	13,729	1,322.00																																																																																																																		
2016	2016-660087078	MULHALL, STEVE &	80	130,600	1000	13,366	1,291.00																																																																																																																		
2015	2015-660087078	MULHALL, STEVE &	80	127,986	1000	13,078	1,273.00																																																																																																																		
2014	2014-660087078	MULHALL, STEVE &	80	128,938	1000	13,076	1,205.00																																																																																																																		
2013	2013-660087078	MULHALL, STEVE &	80	124,241	1000	12,667	1,210.00																																																																																																																		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:57:51
Page 2

Lot Data	Square-Foot - NBHD 1109 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.1863 Topography LEVEL Street Access PAVED Utilities ALL Amenities 0 Method Square-Foot Base Lot Value 8,117.00 x 5.76 = 46,785 Factor Value Adjustments 1.3614 Lot Value 63,693		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	5% Veneer, Masonry 95% Frame, Siding, Vinyl
Base/Total Area	1,152 / 1,152
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,152
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2011 / 11

660087078_001.JPG	9/28/2025
-------------------	-----------

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,617	148.11	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	174,610 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	151,309		
Lot Value	63,693		
Indicated Value	215,002	186.63	Per SqFt
Agland Value			
Site Improvements			
Total Value	215,002	186.63	Total Value Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	102.18	Total Misc Impr	+	8,267	
Roofing Adj	+ 4.73	Garage Cost	+	14,664	
Subfloor Adj	+ -1.24	Total RCN	=	171,942	
Heat/Cool Adj	+ 11.47	Depreciation (12%)	-	20,633	
Plumbing Adj	+ 12.21	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	151,309	
Adj Base Cost	= 129.35	Lot Value	+	63,693	
Total Area	x 1,152	Indicated Value	=	215,002	
Adjusted Cost	= 149,011	Value Per SqFt		186.63	

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPPF	Fireplace - Prefabricated	0		1	1	4,713.56		4,714
PRCH	SLAB PORCH - COVERED	106391	12x4		48	24.12		1,158
PRCH	SLAB PORCH - COVERED	106392	10x10		100	23.95		2,395



Rogers

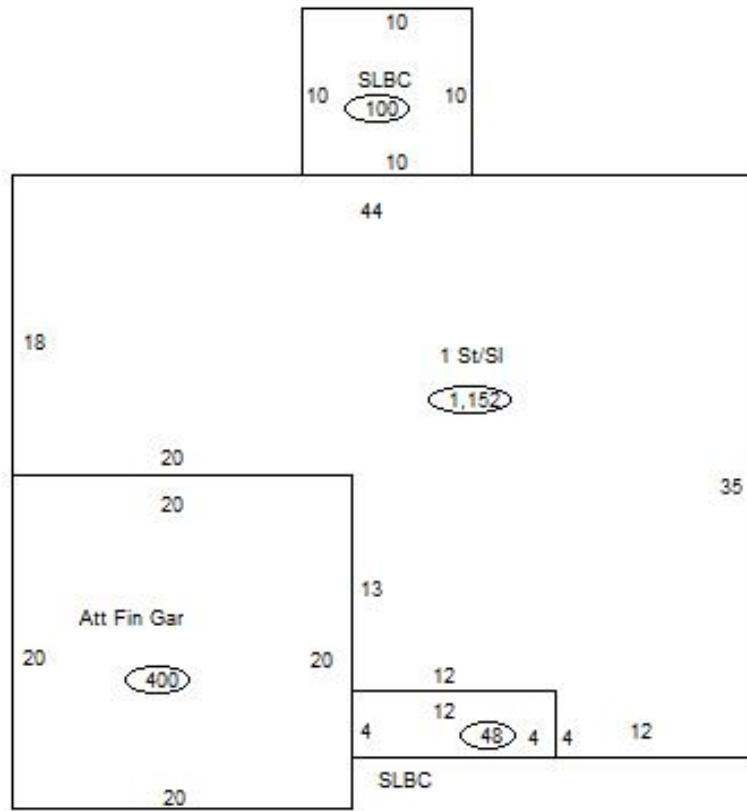
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 07:57:51
 Page 3

Sketch Image

660087078



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,152	1.000	1,152
2	G	5		13	Att Fin Gar	400	1.000	400
3	M	PRCH		13	SLBC	48	1.000	48
4	M	PRCH		13	SLBC	100	1.000	100
Total Building Area						1,152		1,152