



# 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> 660101633 <b>Parcel ID</b> 000000000-0000415-003-0003 <b>Cadastral ID</b> 30-21-16-12710 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 85 - CLRM SD-VERD TOWN/FIRE <b>Name ID</b> 329193 FAY, GARY D  10125 E KATHY ST CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 10125 E KATHY ST <b>Subdivision</b> KING RIDGE III <b>Lot/Block</b> 0003 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 21 / 16 / 5 <b>Neighborhood</b> 1109 - R-V03-SW VERDIGRIS <b>School District</b> S001 - CLAREMORE SCHOOLS				<p>\\tsclient\T\TOMMY DUNLAP\New folder (161)\IMG_0069.JPG 3/29/2023</p>															
<b>Legal Description</b> Lat/Long: 36.27249542 -95.64826885										<b>Building Permits</b>									
LOT 3 BLOCK 3 KING RIDGE III				<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>R19 59</td> <td>R20- NEW 1143 SQ FT SFR</td> <td>08/2019</td> <td>12/2019</td> <td>100,000</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R19 59	R20- NEW 1143 SQ FT SFR	08/2019	12/2019	100,000
Number	Description	Opened	Closed	Amount															
R19 59	R20- NEW 1143 SQ FT SFR	08/2019	12/2019	100,000															
<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>										
					/	RC VERDIGRIS LLC	10/25/2019	145,500	YES										
					/	RC VERDIGRIS LAND, LLC	07/25/2018	0	WB										
<b>Parcel Valuation</b>																			
<b>Source</b>	REAL		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	109.172	<b>Current Tax</b>										
<b>Remove Cap</b>	2020		<b>Land Value</b>	47,488	30,247	11%	3,327	<b>Assessed</b>	19,225										
<b>Year Frozen</b>			<b>Improvements</b>	144,526	144,526		15,898	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0										
<b>TIF Project ID</b>	0		<b>Total Value</b>	192,014	174,773		19,225	<b>Total Taxable</b>	19,225										
<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	2025-660101633	FAY, GARY D	85	186,231	0	18,310	1,999.00												
2024	2024-660101633	FAY, GARY D	85	186,457	0	17,437	1,792.00												
2023	2023-660101633	FAY, GARY D	85	165,177	0	16,607	1,692.00												
2022	2022-660101633	FAY, GARY D	85	166,657	0	15,817	1,627.00												
2021	2021-660101633	FAY, GARY D	85	136,941	0	15,064	1,485.00												
2020	2020-660101633	FAY, GARY D	85	134,949	0	14,844	1,512.00												
2019	2019-660101633	RC VERDIGRIS LLC	85	3,987	0	439	46.00												



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Lot Data		Square-Foot - NBHD 1109 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.191		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	8,318.00 x 5.71 = 47,488		
Factor Value			
Adjustments	1.0000		
Lot Value	47,488		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,121 / 1,121
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,121
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	389 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1	Test
Adjusted R	0.8445	
Indicated Value	169,784	151.46 Per SqFt

### Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	8	
Indicated Value	167,730	Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	144,526		
Lot Value	47,488		
Indicated Value	192,014	171.29	Per SqFt
Agland Value			
Site Improvements			
Total Value	192,014	171.29	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	99.20	Total Misc Impr	+ 2,103
Roofing Adj	+ 4.37	Garage Cost	+ 9,737
Subfloor Adj	+ 0.00	Total RCN	= 152,133
Heat/Cool Adj	+ 10.30	Depreciation ( 5%)	- 7,607
Plumbing Adj	+ 11.28	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 144,526
Adj Base Cost	= 125.15	Lot Value	+ 47,488
Total Area	x 1,121	Indicated Value	= 192,014
Adjusted Cost	= 140,293	Value Per SqFt	171.29

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	143161	14x7		98	10.24		1,004
PRCH	SLAB PORCH - COVERED	143162	13x4		52	21.13		1,099



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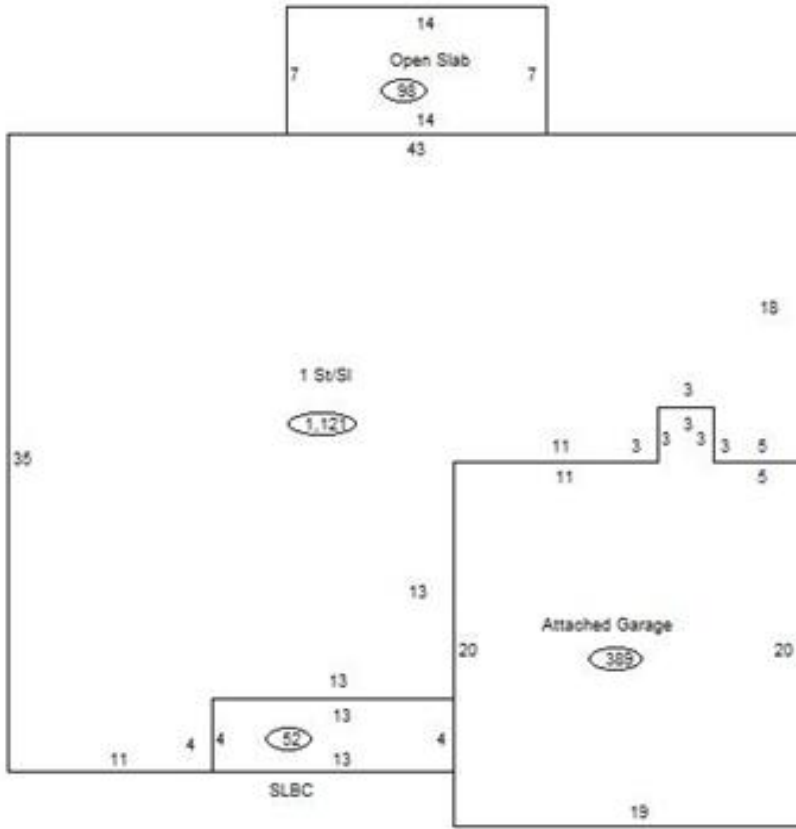
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Sketch Image

660101633



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,121	1.000	1,121
2	G	1		10	Attached Garage	389	1.000	389
3	M	PATO		10	Open Slab	98	1.000	98
4	M	PRCH		10	SLBC	52	1.000	52
<b>Total Building Area</b>						<b>1,121</b>		<b>1,121</b>