



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:02:51
Page 1

Assessment Data					Primary Image				
Account	660103361				<p>660103361_002.JPG 9/13/2025</p>				
Parcel ID	00000-0-0-0000860-004-0001								
Cadastral ID	24-20-14-03700								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	1 - CATOOSA OT								
Name ID	340118								
BRUMIT, SAMUEL D & NANCY JO									
2949 N HILLTOP DR CATOOSA OK 74015-0000									
Parcel Location									
Situs	02949 HILLTOP DR								
Subdivision	VALE AT REDBUD PHASE 1 (THE)								
Lot/Block	0001 / 0004	Parcel Size	1 - Lots						
Sec/Twn/Rng	24 / 20 / 14 / 5								
Neighborhood	1135 - R-V01-NW CATOOSA								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.19784483 -95.76511332									
Building Permits									
LOT 1 BLOCK 4 THE VALE AT REDBUD PHASE 1									
Number	Description	Opened	Closed	Amount					
R21	R23- POSS NEW SFR	05/2021	07/2022						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	ONECOR HOMES LLC	04/29/2022	380,000	YES					
/	THE VALE AT REDBUD LLC	04/26/2021	45,500	15					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	
Remove Cap	2023	Land Value	59,585	59,585	11%	6,554	Assessed	41,566 4,433.43	
Year Frozen		Improvements	326,126	318,292		35,012	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -106.00	
TIF Project ID	0	Total Value	385,711	377,877		41,566	Total Taxable	40,566 4,327.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660103361	BRUMIT, SAMUEL D &	1	366,871	1000	39,355	4,198.00		
2024	2024-660103361	BRUMIT, SAMUEL D &	1	380,000	1000	40,800	4,304.00		
2023	2023-660103361	BRUMIT, SAMUEL D &	1	380,000	1000	40,800	4,187.00		
2022	2022-660103361	ONECOR HOMES LLC	1	2,519	0	277	28.00		
2021	2021-660103361	ONECOR HOMES LLC	1	2,519	0	277	24.00		
2020	2020-660103361	THE VALE AT REDBUD LLC	1	2,519	0	277	25.00		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:02:51
Page 2

Lot Data	Square-Foot - NBHD 1135 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.2359	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	10,276.00 x 5.99 = 61,553	
Factor Value		
Adjustments	0.9680	
Lot Value	59,585	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	25% Veneer, Masonry 75% Frame, Siding, Wood
Base/Total Area	2,225 / 2,225
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,225
Fixture/RghIn	12 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	777 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2022 / 3

660103361_002.JPG	9/13/2025
-------------------	-----------

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	348,853	156.79	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	407,430		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	326,126		
Lot Value	59,585		
Indicated Value	385,711	173.35	Per SqFt
Agland Value			
Site Improvements			
Total Value	385,711	173.35	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.14	Total Misc Impr	+	12,681			
Roofing Adj	+ 5.24	Garage Cost	+	36,239			
Subfloor Adj	+ -3.40	Total RCN	=	336,212			
Heat/Cool Adj	+ 14.47	Depreciation (3%)	-	10,086			
Plumbing Adj	+ 8.67	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	326,126			
Adj Base Cost	= 129.12	Lot Value	+	59,585			
Total Area	x 2,225	Indicated Value	=	385,711			
Adjusted Cost	= 287,292	Value Per SqFt		173.35			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154412	18x11		198	28.81		5,704
PRCH	Slab Porch - Covered	154413	7x5		35	29.42		1,030
FPPF	Fireplace - Prefabricated			1	1	5,947.13		5,947



Rogers

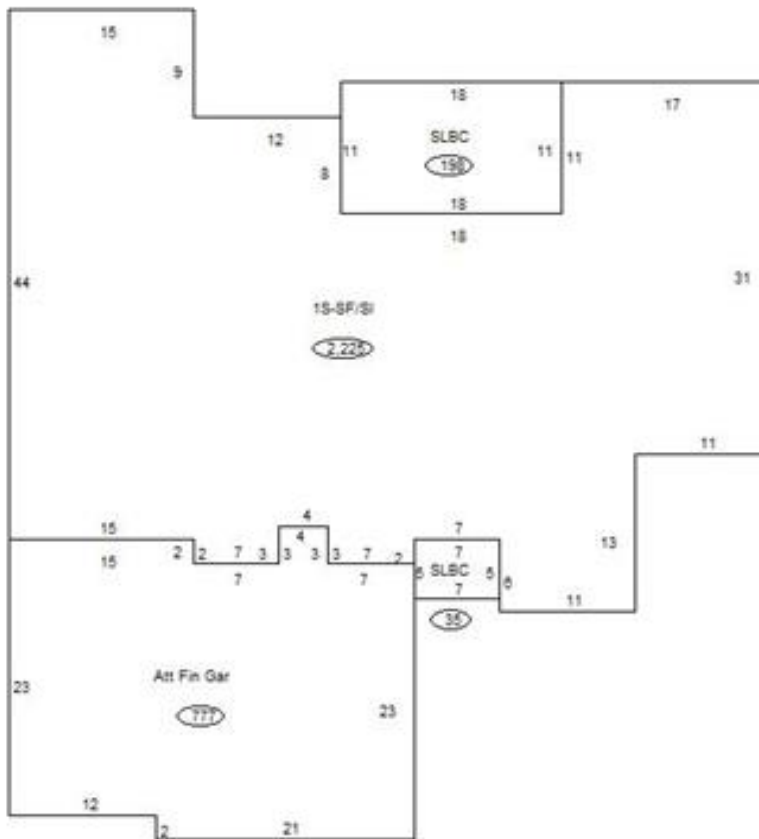
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:02:51
 Page 3

Sketch Image

660103361



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/Sl	2,225	1.000	2,225
2	G	5		13	Att Fin Gar	777	1.000	777
3	M	PRCH		13	SLBC	198	1.000	198
4	M	PRCH		13	SLBC	35	1.000	35
Total Building Area						2,225		2,225