



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	660105936																							
Parcel ID	19N17E-17-1-00000-003-0000																							
Cadastral ID	17-19-17-00112																							
Property Type	REAL - Real Property																							
Property Class	RR	VI Area	3																					
Tax Area	2 - INOLA RURAL																							
Name ID	335763																							
LEE, CODY & KANTOR, KASEY L																								
8140 SILVERADO RD CLAREMORE	OK 74019-0000																							
Parcel Location																								
Situs	17882 E 610 RD																							
Subdivision																								
Lot/Block	/	Parcel Size	5 - Acres																					
Sec/Twn/Rng	17 / 19 / 17 / 1																							
Neighborhood	1917 - UNPLATTED																							
School District	S005 - INOLA SCHOOLS																							
Legal Description	Lat/Long: 36.13241838 -95.51329916				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>R22 208</td> <td>R23 NEW SFR 3752 SQ FT</td> <td>05/2022</td> <td>05/2023</td> <td>350,000</td> </tr> <tr> <td>R21 209</td> <td>R23- SPLIT NEW DTCH ACC BLDG 40x</td> <td>09/2021</td> <td>05/2023</td> <td>40,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 208	R23 NEW SFR 3752 SQ FT	05/2022	05/2023	350,000	R21 209	R23- SPLIT NEW DTCH ACC BLDG 40x	09/2021	05/2023	40,000
Number	Description	Opened	Closed	Amount																				
R22 208	R23 NEW SFR 3752 SQ FT	05/2022	05/2023	350,000																				
R21 209	R23- SPLIT NEW DTCH ACC BLDG 40x	09/2021	05/2023	40,000																				
TR DESC 2021-015929 AS AS COMM E/4 CORNER OF SEC; N01.2746W 1981.92'; S88.2904W 330' TO POB; S88.2404W 330'; N01.2746W 660'; N88.2904E 330'; S01.2746E 660' TO POB.																								
Exemptions					Sale History																			
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code															
H	Homestead	Yes	1,000	1,000	/	GREGORY, GERALD WAYNE	08/21/2021	60,000	YES															
Parcel Valuation																								
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax																
Remove Cap	2022	Land Value	94,974	94,974	11%	Assessed	59,402	4,755.72																
Year Frozen		Improvements	462,668	445,042		Penalty	0																	
Uncapped Value	0	Mobile Home	0	0	0	Exemption	1,000	-80.00																
TIF Project ID	0	Total Value	557,642	540,016	59,402	Total Taxable	58,402	4,676.00																
Assessment History																								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																	
2025	2025-660105936	LEE, CODY &	2	528,827	1000	56,672	4,537.00																	
2024	2024-660105936	LEE, CODY &	2	546,413	1000	54,993	4,422.00																	
2023	2023-660105936	LEE, CODY &	2	112,500	0	6,497	523.00																	
2022	2022-660105936	LEE, CODY &	2	56,250	0	6,188	502.00																	
2021	2021-660105936	LEE, CODY &	2	1,400	0	154	12.00																	



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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 4.9616 Topography Street Access Utilities Amenities LAND QUALITY 1 FLOOD ZONE Method Square-Foot Base Lot Value 216,126.00 x .35 = 75,979 Factor Value 18,995 Adjustments Lot Value 94,974		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone
Base/Total Area	2,719 / 2,719
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,719
Fixture/RghIn	/
Bed/F/H Bath	5 / 3.0 /
Basement Area	
Garage Type	585 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code Adusted R Indicated Value

Direct Comparables
Selection Model 1 Res Adjustment Model A2 AO Test Comparables Indicated Value

Cost Approach				Manual : 01/2025			
Base Cost	104.66	Total Misc Impr	+ 23,081	Roofing Adj	+ 5.74	Garage Cost	+ 34,357
Subfloor Adj	+ -4.45	Total RCN	= 409,848	Heat/Cool Adj	+ 16.31	Depreciation (2%)	- 8,197
Plumbing Adj	+ 7.35	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 401,651
Adj Base Cost	= 129.61	Lot Value	+ 94,974	Total Area	x 2,719	Indicated Value	= 496,625
		Value Per SqFt	182.65	Adjusted Cost	= 352,410		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	401,651		
Lot Value	94,974		
Indicated Value	496,625	182.65	Per SqFt
Agland Value			
Site Improvements	61,017		
Total Value	557,642	205.09	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	157034	212		212	32.22		6,831
PRCH	Slab Porch - Covered	157035	26x20		520	31.25		16,250



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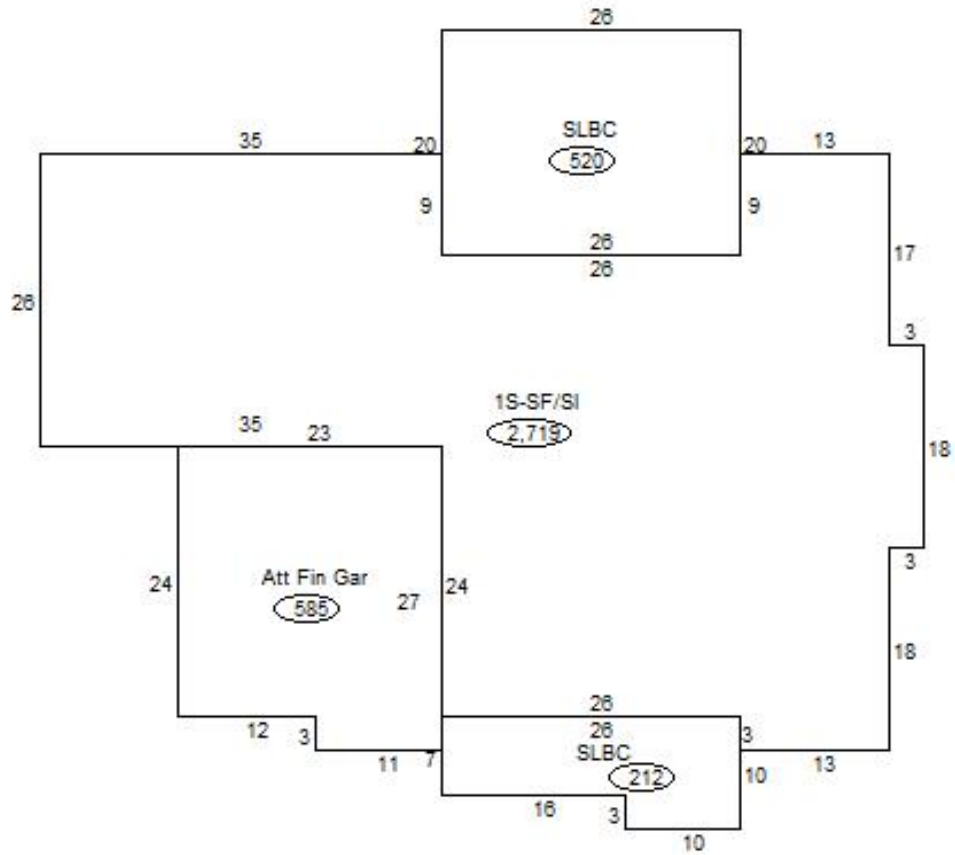
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,719	1.000	2,719
2	G	5		20	Att Fin Gar	585	1.000	585
3	M	PRCH		20	SLBC	212	1.000	212
4	M	PRCH		20	SLBC	520	1.000	520
Total Building Area						2,719		2,719



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	40x60x10	Concrete	Formed Metal	2,400
	Qual 3	Cond 3	Year 2023	Eff Age 2		

Valuation Summary	Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD
Base Cost (26.21 x 2,400)	62,904	62,904	1,887	61,017