



# 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   | 660105997                    |                          |           | No Image On File |             |                          |               |               |            |
| Parcel ID   | 21N16E-13-4-00000-002-0000   |                          |           |                  |             |                          |               |               |            |
| Cadastral ID  | 13-21-16-01723               |                          |           |                  |             |                          |               |               |            |
| Property Type   | REAL - Real Property         |                          |           |                  |             |                          |               |               |            |
| Property Class  | RA                           | VI Area                  | 1         |                  |             |                          |               |               |            |
| Tax Area  | 5 - JUSTUS RURAL/NO FIRE     |                          |           |                  |             |                          |               |               |            |
| Name ID   | 328075                       |                          |           |                  |             |                          |               |               |            |
| PHILLIPS, JAY BUFFINGTON  |                              |                          |           |                  |             |                          |               |               |            |
| 21506 S 4190 RD<br>CLAREMORE OK 74019-0000  |                              |                          |           |                  |             |                          |               |               |            |
| Parcel Location   |                              |                          |           |                  |             |                          |               |               |            |
| Situs   | 21500 S 4190 RD              |                          |           |                  |             |                          |               |               |            |
| Subdivision   |                              |                          |           |                  |             |                          |               |               |            |
| Lot/Block   | /                            | Parcel Size              | 4 - Acres |                  |             |                          |               |               |            |
| Sec/Twn/Rng   | 13 / 21 / 16 / 4             |                          |           |                  |             |                          |               |               |            |
| Neighborhood  | 2116 - UNPLATTED             |                          |           |                  |             |                          |               |               |            |
| School District   | S009 - JUSTUS-TIAWAH SCHOOLS |                          |           |                  |             |                          |               |               |            |
| Legal Description Lat/Long: 36.29960850 -95.54813003  |                              |                          |           | Building Permits |             |                          |               |               |            |
| TR DESC 2021-017989 AS COMM NE/C N2 SE; S88.2103W 1223.01'; S01.2648E 350.71'; S88.5421W 500. 29'; N01.2648W 345.86'; N88.2103E 500.29' TO POB. |                              |                          |           | Number           | Description | Opened                   | Closed        | Amount        |            |
|   |                              |                          |           | R21              | R23- SPLIT  | 10/2021                  | 09/2022       |               |            |
| Exemptions  |                              |                          |           | Sale History     |             |                          |               |               |            |
| Code  | Type                         | Active                   | Maximum   | Exemption        | Bk/Pg       | Grantor                  | Date          | Price         | Code       |
|   |                              |                          |           |                  | /           | PHILLIPS, JAY BUFFINGTON | 09/24/2021    | 0             | 4          |
| Parcel Valuation  |                              |                          |           |                  |             |                          |               |               |            |
| Source  | REAL                         | Fair Cash                | Capped    | Asmnt Level      | Assessed    | Levy Rate                | 83.050        | Current Tax   |            |
| Remove Cap  |                              | Land Value               | 896       | 896              | 11%         | 99                       | Assessed      | 99            | 8.22       |
| Year Frozen   |                              | Improvements             | 0         | 0                |             | 0                        | Penalty       | 0             |            |
| Uncapped Value  | 0                            | Mobile Home              | 0         | 0                |             | 0                        | Exemption     | 0             | 0.00       |
| TIF Project ID  | 0                            | Total Value              | 896       | 896              |             | 99                       | Total Taxable | 99            | 8.00       |
| Assessment History  |                              |                          |           |                  |             |                          |               |               |            |
| Tax Year  | Statement Number             | Billed Owner             |           |                  | Tax Area    | Total Value              | Exemptions    | Taxable Value | Billed Tax |
| 2025  | 2025-660105997               | PHILLIPS, JAY BUFFINGTON |           |                  | 5           | 896                      | 0             | 99            | 8.00       |
| 2024  | 2024-660105997               | PHILLIPS, JAY BUFFINGTON |           |                  | 5           | 896                      | 0             | 99            | 8.00       |
| 2023  | 2023-660105997               | PHILLIPS, JAY BUFFINGTON |           |                  | 5           | 896                      | 0             | 99            | 8.00       |
| 2022  | 2022-660105997               | PHILLIPS, JAY BUFFINGTON |           |                  | 5           | 896                      | 0             | 99            | 8.00       |
| 2021  | 2021-660105997               | PHILLIPS, JAY BUFFINGTON |           |                  | 5           | 896                      | 0             | 99            | 8.00       |



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| Lot Data                   |              | Primary Image               |                                      |
|----------------------------|--------------|-----------------------------|--------------------------------------|
| Lot Size                   | -            |                             |                                      |
| Lot Count                  |              |                             |                                      |
| Units Buildable            |              |                             |                                      |
| Non-Ag Acres               |              |                             |                                      |
| Topography                 |              |                             |                                      |
| Street Access              |              |                             |                                      |
| Utilities                  |              |                             |                                      |
| Amenities                  | LAND QUALITY |                             |                                      |
| Method                     |              |                             |                                      |
| Base Lot Value             |              |                             |                                      |
| Factor Value               |              |                             |                                      |
| Adjustments                |              |                             |                                      |
| Lot Value                  |              |                             |                                      |
| Residential Data           |              | <b>GRM Approach</b>         |                                      |
| Type                       |              | GRM Code                    |                                      |
| Condition                  | -            | Gross Rent                  | 0.00                                 |
| Quality                    | -            | Indicated Value             |                                      |
| Architecture               |              | <b>Multiple Regression</b>  |                                      |
| Style                      |              | MRA Code                    |                                      |
| Exterior Wall              |              | Adjusted R                  |                                      |
| Base/Total Area            | /            | Indicated Value             |                                      |
| Style                      |              | <b>Direct Comparables</b>   |                                      |
| HVAC                       |              | Selection Model             | A Adam Test                          |
| Roof Cover                 |              | Adjustment Model            | NewTest                              |
| Area on Slab               |              | Comparables                 |                                      |
| Fixture/RghIn              | /            | Indicated Value             |                                      |
| Bed/F/H Bath               | / /          | <b>Value Reconciliation</b> |                                      |
| Basement Area              |              | Selected Approach           | Cost Approach                        |
| Garage Type                |              | Improvements                |                                      |
| Remodel                    |              | Lot Value                   |                                      |
| Year/Eff Age               | /            | Indicated Value             | 0.00 Per SqFt                        |
| <b>Cost Approach</b>       |              | Agland Value                | 896                                  |
| Manual : 01/2025           |              | Site Improvements           |                                      |
| Base Cost                  | 0.00         | Total Value                 | 896 0.00 Total Value Per SqFt        |
| Roofing Adj                | + 0.00       |                             |                                      |
| Subfloor Adj               | + 0.00       |                             |                                      |
| Heat/Cool Adj              | + 0.00       |                             |                                      |
| Plumbing Adj               | + 0.00       |                             |                                      |
| Basement Adj               | + 0.00       |                             |                                      |
| Adj Base Cost              | = 0.00       |                             |                                      |
| Total Area                 | x            |                             |                                      |
| Adjusted Cost              | = 0          |                             |                                      |
| Total Misc Impr            | + 0          |                             |                                      |
| Garage Cost                | + 0          |                             |                                      |
| Total RCN                  | = 0          |                             |                                      |
| Depreciation ( 0%)         | - 0          |                             |                                      |
| Lump Sums                  | + 0          |                             |                                      |
| RCNLD                      | =            |                             |                                      |
| Lot Value                  | + 0.00       |                             |                                      |
| Indicated Value            | =            |                             |                                      |
| Value Per SqFt             | 0.00         |                             |                                      |
| Miscellaneous Improvements |              |                             |                                      |
| Code                       | Description  | Sketch ID                   | Size Year Units Unit Cost Depr Value |



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### Agland Inventory

660105997

| Soi                   | Description               | Land Use | LPI | Adj Type | Adj Code | Acres | Use/Acre | Mkt/Acre | Use Value | Market Value |
|-----------------------|---------------------------|----------|-----|----------|----------|-------|----------|----------|-----------|--------------|
| DNB                   | DENNIS SILT LOAM 1-3% SLO | IMP PST  | 80  |          |          | 4.000 | 224      | 224      | 896       | 896          |
| <b>IMP PST Totals</b> |                           |          |     |          |          | 4.000 |          |          | 896       | 896          |
| <b>Total Agland</b>   |                           |          |     |          |          | 4.000 |          |          | 896       | 896          |