



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 11:15:59  
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Assessment Data				Primary Image					
Account	660108657			No Image On File					
Parcel ID	21N15E-12-3-00000-001-0000								
Cadastral ID	12-21-15-00711								
Property Type	REAL - Real Property								
Property Class	UA	VI Area 4							
Tax Area	34 - CLARM OT & SCHL/NW FD								
Name ID	349454								
RIGGS, G BRUCE & TOBI L & ALEX & TORI L RIGGS									
20901 ROCKPORT DR CLAREMORE OK 74017-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size 4.05 - Acres							
Sec/Twn/Rng	12 / 21 / 15 / 3								
Neighborhood	6080 - UNPLATTED								
School District	S001 - CLAREMORE SCHOOLS								
Legal Description Lat/Long: 36.31318328 -95.66000059				Building Permits					
TR DESC 2024-015220 AS COMM NE/C NW SE; S88.4548W 1258.83' TO POB; S88.4548W 53.49'; S88.3843W 107.22'; S01.1923E 851.88'; S88 3843W 100'; S01.1923E 467.71'; N88.4036E 50.54'; N01.1924W 388'; N88.4038E 207.82'; N01.1042W 931.62' TO POB.				Number	Description	Opened	Closed	Amount	
				S23	S24 SPLIT	12/2023			
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	PATE, JAMES ALEXANDER	02/25/2026	75,000	21
					/	PATE, JAMES ALEXANDER	10/31/2024	0	4
					/	PATE, JAMES ALEXANDER	10/31/2024	0	11
					/	INTRINSIC DEVELOPMENT LLC	12/06/2023	67,000	YES
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax
Remove Cap	2027	Land Value	778	778	11%	86	Assessed	86	9.15
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	778	778		86	Total Taxable	86	9.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108657	PATE, JAMES ALEXANDER			34	778	0	86	9.00
2024	2024-660108657	PATE, JAMES ALEXANDER			34	1,152	0	127	14.00



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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent	0.00			
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model	1 Res			
Year/Eff Age	/			Adjustment Model	A2 AO Test			
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Comparables				
Base Cost	0.00	Total Misc Impr	+ 0	Indicated Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	<b>Value Reconciliation</b>				
Subfloor Adj	+ 0.00	Total RCN	= 0	Selected Approach	Cost Approach			
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0	Improvements				
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Lot Value				
Basement Adj	+ 0.00	RCNLD	= 0	Indicated Value	0.00 Per SqFt			
Adj Base Cost	= 0.00	Lot Value	+ 0	Agland Value	778			
Total Area	x	Indicated Value	= 0	Site Improvements				
Adjusted Cost	= 0	Value Per SqFt	0.00	Total Value	778 0.00 Total Value Per SqFt			
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Agland Inventory

660108657

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			4.050	192	192	778	778
<b>NTV PST Totals</b>						4.050			778	778
<b>Total Agland</b>						4.050			778	778