




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 04:05:08
 Page 1

| Assessment Data | Primary Image | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|---|------------|-------------|-----------|-----------|--------|-----------|-----|-------|-------|---|-----------|----|-------|--|---|-------|---------|------|-------|------|---|--------------|------------|---------|-----|---------|--|--|--------|----|
| Account 660000147 Parcel ID 000000-00-0-00357-005-0003 Cadastral ID 01-20-15-04030 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 337943 WITT, VINCENT N & SHARON P 9955 E PALM TREE RD CLAREMORE OK 74019-0000 Parcel Location Situs 09955 PALM TREE RD Subdivision GREEN OASIS Lot/Block 0003 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 15 / 5 Neighborhood 1083 - R-V01-SW CLAREMORE School District S008 - VERDIGRIS SCHOOLS |  <p>660000147_001.JPG 9/24/2025</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lot/Long: 36.24264875 -95.65654368 LOT 3 BLOCK 5 GREEN OASIS | 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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table> | Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td> </td> </tr> </tbody> </table> | Code | Type | Active | Maximum | Exemption | H | Homestead | Yes | 1,000 | 1,000 | H | Homestead | No | 1,000 | | Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>ALLEY, ROY G</td> <td>03/07/2022</td> <td>290,000</td> <td>YES</td> </tr> <tr> <td>861/567</td> <td> </td> <td> </td> <td>66,000</td> <td>No</td> </tr> </tbody> </table> | Bk/Pg | Grantor | Date | Price | Code | / | ALLEY, ROY G | 03/07/2022 | 290,000 | YES | 861/567 | | | 66,000 | No |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| H | Homestead | No | 1,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| / | ALLEY, ROY G | 03/07/2022 | 290,000 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 861/567 | | | 66,000 | No | | | | | | | | | | | | | | | | | | | | | | | | | | | |

| Parcel Valuation | | | | | | | | | |
|------------------|------|--------------|---------|-------------|----------|-----------|---------------|-------------|----------|
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 104.132 | Current Tax | |
| Remove Cap | 2023 | Land Value | 94,411 | 94,411 | 11% | 10,385 | Assessed | 30,310 | 3,156.24 |
| Year Frozen | 0 | Improvements | 201,011 | 181,134 | | 19,925 | Penalty | 0 | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 1,000 | -87.00 |
| TIF Project ID | 0 | Total Value | 295,422 | 275,545 | | 30,310 | Total Taxable | 29,310 | 3,069.00 |

| Assessment History | | | | | | | | |
|--------------------|------------------|----------------------------|----------|-------------|------------|---------------|------------|--|
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | |
| 2025 | 2025-660000147 | WITT, VINCENT N & SHARON P | 4 | 267,520 | 1000 | 28,427 | 2,977.00 | |
| 2024 | 2024-660000147 | WITT, VINCENT N & SHARON P | 4 | 290,000 | 1000 | 30,900 | 2,972.00 | |
| 2023 | 2023-660000147 | WITT, VINCENT N & SHARON P | 4 | 290,000 | 1000 | 30,900 | 2,928.00 | |
| 2022 | 2022-660000147 | WITT, VINCENT N & SHARON P | 4 | 157,001 | 1000 | 15,918 | 1,540.00 | |
| 2021 | 2021-660000147 | ALLEY, ROY G | 4 | 156,301 | 1000 | 15,426 | 1,454.00 | |
| 2020 | 2020-660000147 | ALLEY, ROY G | 4 | 153,983 | 1000 | 14,946 | 1,412.00 | |
| 2019 | 2019-660000147 | ALLEY, ROY G | 4 | 148,783 | 1000 | 14,482 | 1,389.00 | |
| 2018 | 2018-660000147 | ALLEY, ROY G | 4 | 154,837 | 1000 | 14,031 | 1,348.00 | |
| 2017 | 2017-660000147 | ALLEY, ROY G | 4 | 153,678 | 1000 | 13,594 | 1,309.00 | |
| 2016 | 2016-660000147 | ALLEY, ROY G | 4 | 150,132 | 1000 | 13,168 | 1,272.00 | |
| 2015 | 2015-660000147 | ALLEY, ROY G | 4 | 130,232 | 1000 | 12,756 | 1,242.00 | |
| 2014 | 2014-660000147 | ALLEY, ROY G | 4 | 130,415 | 1000 | 12,355 | 1,140.00 | |
| 2013 | 2013-660000147 | ALLEY, ROY G | 4 | 130,900 | 1000 | 11,966 | 1,144.00 | |



Rogers

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Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 04:05:08
Page 2

| Lot Data | | Square-Foot - NBHD 1083 #1 | | Primary Image | | | | |
|-----------------------------------|--|----------------------------|-----------|---|-------|-----------|------|-------|
| Lot Size | | | | | | | | |
| Lot Count | | | | | | | | |
| Units Buildable | 1 | | | | | | | |
| Non-Ag Acres | 1.1957 | | | | | | | |
| Topography | | | | | | | | |
| Street Access | | | | | | | | |
| Utilities | | | | | | | | |
| Amenities | LAND QUALITY | | | | | 0 | | |
| | | | | | | 0 | | |
| Method | Square-Foot | | | | | | | |
| Base Lot Value | 52,086.00 x 1.41 = 73,579 | | | | | | | |
| Factor Value | | | | | | | | |
| Adjustments | 1.2831 | | | | | | | |
| Lot Value | 94,411 | | | | | | | |
| Residential Data | | | | 660000147_001.JPG 9/24/2025 | | | | |
| Type | 1 Single Family Residence | | | GRM Approach | | | | |
| Condition | 3 - Average | | | GRM Code | | | | |
| Quality | 3 - Average | | | Gross Rent 0.00 | | | | |
| Architecture | TRAD TRADITIONAL | | | Indicated Value | | | | |
| Style | 100% One Story | | | Multiple Regression | | | | |
| Exterior Wall | 50% Veneer, Masonry 50% Frame, Siding, Vinyl | | | MRA Code 1 Test | | | | |
| Base/Total Area | 2,014 / 2,014 | | | Adusted R 0.8445 | | | | |
| Style | 100% One Story | | | Indicated Value 255,683 126.95 Per SqFt | | | | |
| HVAC | 100% Warmed & Cooled Air | | | Direct Comparables | | | | |
| Roof Cover | 1 Composition Shingle | | | Selection Model A Adam Test | | | | |
| Area on Slab | 2,014 | | | Adjustment Model 1 2022 Residential | | | | |
| Fixture/RghIn | 15 / | | | Comparables 4 | | | | |
| Bed/F/H Bath | 3 / 2.0 / | | | Indicated Value 335,740 Per SqFt | | | | |
| Basement Area | | | | Value Reconciliation | | | | |
| Garage Type | 550 Attached Garage - Finished 2 Stalls | | | Selected Approach Cost Approach | | | | |
| Remodel | | | | Improvements 168,528 | | | | |
| Year/Eff Age | 1979 / 35 | | | Lot Value 94,411 | | | | |
| Cost Approach | | Manual : 01/2025 | | Indicated Value 262,939 130.56 Per SqFt | | | | |
| Base Cost | 102.86 | Total Misc Impr | + 7,431 | Agland Value | | | | |
| Roofing Adj | + 4.69 | Garage Cost | + 21,511 | Site Improvements 32,483 | | | | |
| Subfloor Adj | + -2.19 | Total RCN | = 287,459 | Total Value 295,422 146.68 Total Value Per SqFt | | | | |
| Heat/Cool Adj | + 12.64 | Depreciation (43%) | - 123,607 | | | | | |
| Plumbing Adj | + 10.36 | Lump Sums | + 4,676 | | | | | |
| Basement Adj | + 0.00 | RCNLD | = 168,528 | | | | | |
| Adj Base Cost | = 128.36 | Lot Value | + 94,411 | | | | | |
| Total Area | x 2,014 | Indicated Value | = 262,939 | | | | | |
| Adjusted Cost | = 258,517 | Value Per SqFt | 130.56 | | | | | |
| Miscellaneous Improvements | | | | | | | | |
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| FPR1 | FIREPLACE - RESIDENTIAL 1 STORY | 0 | | 1 | 1 | 5,615.40 | | 5,615 |
| PRCH | SLAB PORCH - COVERED | 446 | 17x4 | | 68 | 26.71 | | 1,816 |
| WODO | Wood Deck - Open | 174700 | 15x15 | | 225 | 20.78 | | 4,676 |



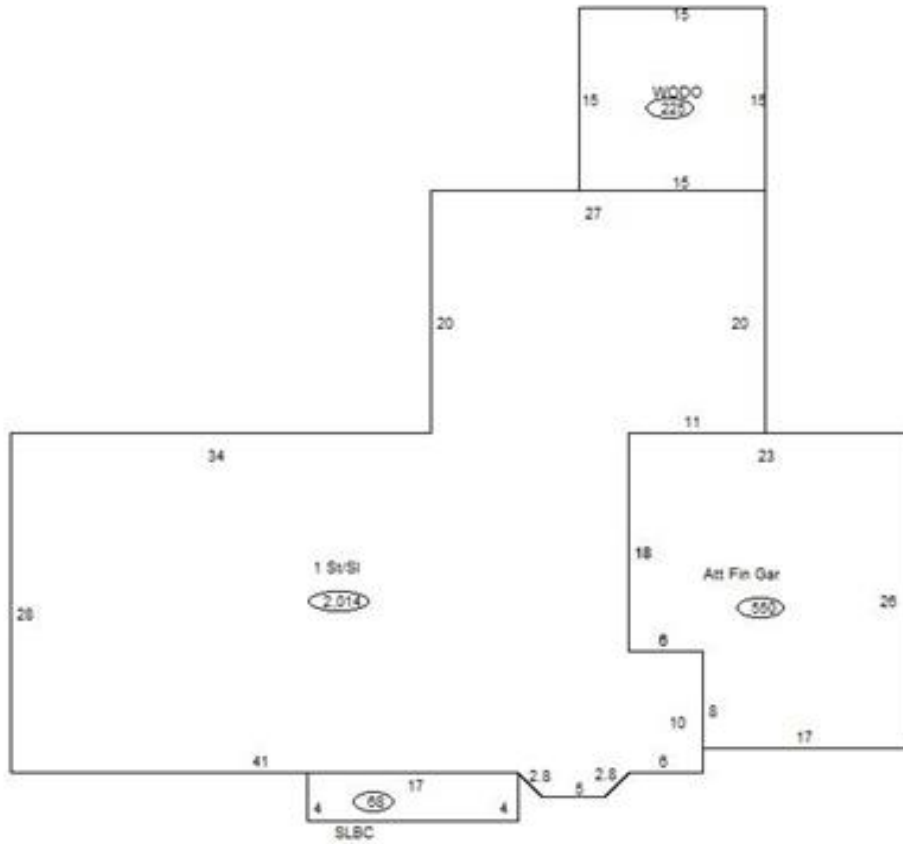
Rogers
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Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 04:05:08
 Page 3

Sketch Image

660000147



Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1 | R | 1 | Slab | 13 | 1 St/SI | 2,014 | 1.000 | 2,014 |
| 2 | G | 5 | | 13 | Att Fin Gar | 550 | 1.000 | 550 |
| 3 | M | PRCH | | 13 | SLBC | 68 | 1.000 | 68 |
| 4 | M | WODO | | 13 | WODO | 225 | 1.000 | 225 |
| Total Building Area | | | | | | 2,014 | | 2,014 |



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Date 04/17/2026
 Time 04:05:08
 Page 4

660000147

Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|----------------------------------|----------------------------|-----------------------|------------|--------------------------------|--------------|
|  | CPRV | Carport - RV | 24x30x12 | Dirt | Formed Metal | 720 |
| | Qual 3 | Cond 3 | Year 2015 | Eff Age 8 | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (43% Phys/ % Func) | RCNLD |
| | Base Cost (8.49 x 720) 6,113 | | | 6,113 | 2,629 | 3,484 |
|  | UTIL | SHOP BUILDING | 30x40x8 | Concrete | Formed Metal | 1,200 |
| | Qual 2 | Cond 3 | Year 2010 | Eff Age 12 | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (25% Phys/ % Func) | RCNLD |
| | Base Cost (31.11 x 1,200) 37,332 | | | 37,332 | 9,333 | 27,999 |
|  | SHIP | Shipping/Storage Container | 8x20x8 | Base | | 160 |
| | Qual 0 | Cond | Year 0 | Eff Age 0 | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (0% Phys/ 0% Func) | RCNLD |
| | Base Cost (6.25 x 160) 1,000 | | | 1,000 | | 1,000 |