



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 07:11:30  
 Page 1

Assessment Data					Primary Image														
<b>Account</b> 660000593 <b>Parcel ID</b> 000000-00-0-00546-001-0012 <b>Cadastral ID</b> 01-21-15-03380 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 8 - CLAREMORE/ NW FIRE <b>Name ID</b> 344164 SOUTHARD, SIDNEY & SHANNON  9795 E NORTHGLEN CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 09795 E NORTHGLEN <b>Subdivision</b> NORTHAVEN 3 <b>Lot/Block</b> 0012 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 21 / 15 / 5 <b>Neighborhood</b> 1114 - R-V01,4-NW OOLOGAH <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0316\IMG_0040. 3/17/2022</p>														
<b>Legal Description</b> Lat/Long: 36.33412858 -95.65497834																			
LOT 12 BLOCK 1 NORTHAVEN THIRD					<b>Building Permits</b> <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>5853</td> <td>NEW HOME</td> <td>12/1999</td> <td>02/2001</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	5853	NEW HOME	12/1999	02/2001	
Number	Description	Opened	Closed	Amount															
5853	NEW HOME	12/1999	02/2001																
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	No	1,000		/	KAJS INC	04/11/2024	337,000	YES										
					/	WILLIAMS, DAVID DON &	09/07/2023	226,000	YES										
					1453/165	WILLIS, SHERYL K & REX A	01/01/2003	149,000	YES										
					1322/764	TROGDON, CHRISTOPHER M	09/28/2001	138,500	YES										
					1110/265	CARPENTER, STEPHEN T &	04/29/1998	8,500	Yes										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	106.442	<b>Current Tax</b>										
<b>Remove Cap</b>	2025	<b>Land Value</b>	149,007	149,007	11%	16,391	<b>Assessed</b>	37,832	4,026.90										
<b>Year Frozen</b>	2021	<b>Improvements</b>	194,916	194,916		21,441	<b>Penalty</b>	0											
<b>Uncapped Value</b>	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00										
<b>TIF Project ID</b>	0	<b>Total Value</b>	343,923	343,923		37,832	<b>Total Taxable</b>	37,832	4,027.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660000593	SOUTHARD, SIDNEY & SHANNON			8	337,000	0	37,071	3,945.00										
2024	2024-660000593	SOUTHARD, SIDNEY & SHANNON			8	254,589	0	28,004	2,980.00										
2023	2023-660000593	KAJS INC			8	234,973	1000	21,679	2,304.00										
2022	2022-660000593	WILLIAMS, DAVID DON &			8	219,271	1000	21,679	2,317.00										
2021	2021-660000593	WILLIAMS, DAVID DON &			8	206,173	1000	21,679	2,222.00										
2020	2020-660000593	WILLIAMS, DAVID DON &			8	202,831	1000	21,033	2,236.00										
2019	2019-660000593	WILLIAMS, DAVID DON &			8	194,464	1000	20,391	2,191.00										
2018	2018-660000593	WILLIAMS, DAVID DON &			8	201,207	1000	21,133	2,266.00										
2017	2017-660000593	WILLIAMS, DAVID DON &			8	199,488	1000	20,621	2,175.00										
2016	2016-660000593	WILLIAMS, DAVID DON &			8	194,200	1000	19,991	2,170.00										
2015	2015-660000593	WILLIAMS, DAVID DON &			8	189,375	1000	19,380	2,008.00										
2014	2014-660000593	WILLIAMS, DAVID DON &			8	191,540	1000	18,786	1,975.00										
2013	2013-660000593	WILLIAMS, DAVID DON &			8	180,157	1000	18,210	1,887.00										



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Date 04/17/2026  
Time 07:11:30  
Page 2

Lot Data		Square-Foot - NBHD 1114 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.0251		
Topography			
Street Access			
Utilities			
Amenities	LAND VALUE	0	0
Method	Square-Foot		
Base Lot Value	44,654.00 x 1.57 = 70,134		
Factor Value			
Adjustments	2.1246		
Lot Value	149,007		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Wood
Base/Total Area	1,996 / 1,996
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,996
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1999 / 20

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	240,894 120.69 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	248,860 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	191,371
Lot Value	149,007
Indicated Value	340,378 170.53 Per SqFt
Agland Value	
Site Improvements	3,545
Total Value	343,923 172.31 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	97.03	Total Misc Impr	+ 18,004
Roofing Adj	+ 4.48	Garage Cost	+ 15,527
Subfloor Adj	+ -2.18	Total RCN	= 272,532
Heat/Cool Adj	+ 12.64	Depreciation ( 31%)	- 84,485
Plumbing Adj	+ 7.77	Lump Sums	+ 3,324
Basement Adj	+ 0.00	RCNLD	= 191,371
Adj Base Cost	= 119.74	Lot Value	+ 149,007
Total Area	x 1,996	Indicated Value	= 340,378
Adjusted Cost	= 239,001	Value Per SqFt	170.53

### 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
SHLT	STORM SHELTER	0		1	1	0.00		
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	1792	23x12		276	28.82		7,954
PRCH	SLAB PORCH - COVERED	1793	28x6		168	26.40		4,435
WODO	WOOD DECK - OPEN	1794	490		490	16.96	60%	3,324



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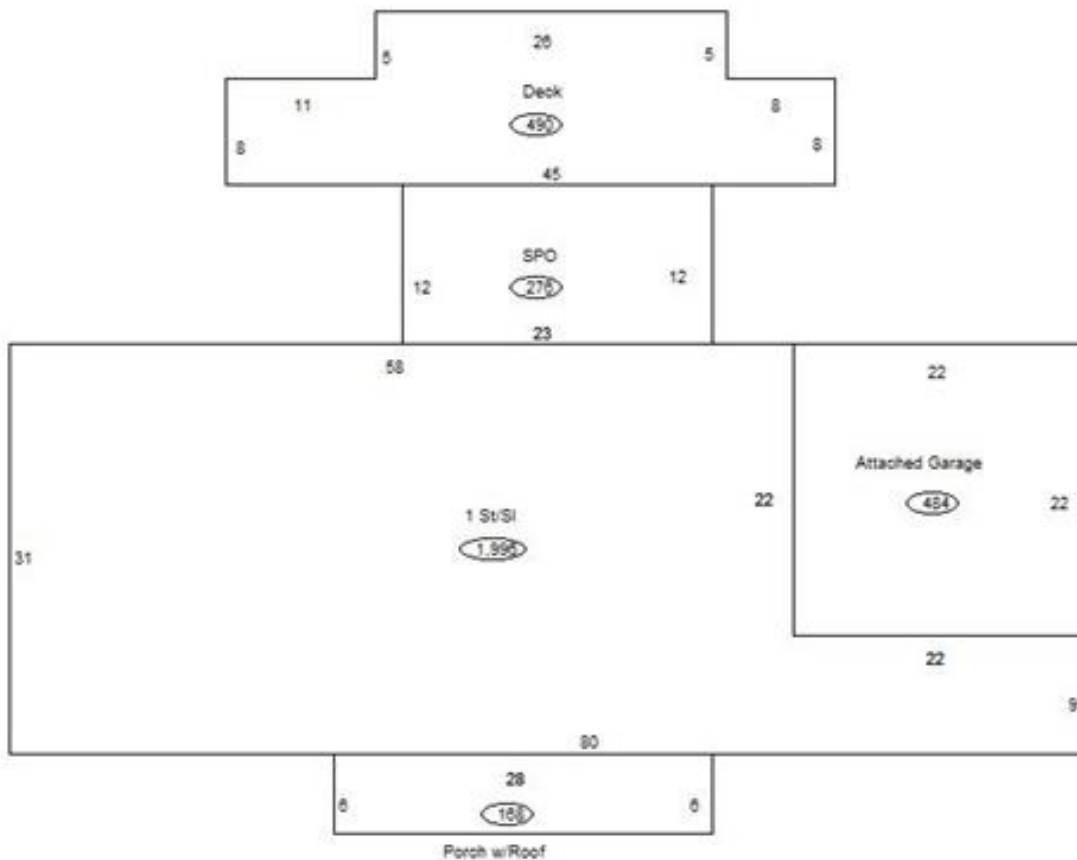
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Date 04/17/2026  
 Time 07:11:30  
 Page 3

### Sketch Image

660000593



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,996	1.000	1,996
2	G	1		13	Attached Garage	484	1.000	484
3	M	EPKS		13	Screen Porch	276	1.000	276
4	M	PRCH		13	SLBC	168	1.000	168
5	M	WODO		13	WODO	490	1.000	490
<b>Total Building Area</b>						1,996		1,996



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Date 04/17/2026  
Time 07:11:30  
Page 4

660000593

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF	STG FAIR	12x22x0			264	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (20% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (4.68 x 264)		1,236		1,236	247	989
	LT	LEAN-TO	0x0x0			150	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (2.92 x 150)		438		438	175	263
	CPDT	CARPORT - DETACHED	12x37x0			444	
	Qual	3	Cond 3	Year	Eff Age 1520		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (10.33 x 444)		4,587		4,587	2,294	2,293