



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 17:57:11
Page 1

Assessment Data					Primary Image									
Account	660004504													
Parcel ID	21N17E-05-2-00000-000-0000													
Cadastral ID	05-21-17-03700													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 3												
Tax Area	93 - JUSTUS/TRI-DISTRICT FIRE													
Name ID	300837													
SHARP, DEBRA ANN														
19087 S 4200 RD CLAREMORE OK 74017-0000														
Parcel Location														
Situs	19087 S 4200 RD													
Subdivision														
Lot/Block	/	Parcel Size 2 - Acres												
Sec/Twn/Rng	5 / 21 / 17 / 2													
Neighborhood	2117 - UNPLATTED													
School District	S009 - JUSTUS-TIAWAH SCHOOLS													
Legal Description Lat/Long: 36.33542533 -95.52450889														
S 264' OF W 330' OF N 459' OF W 19.60 AC GOV LOT 4														
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														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code					
					2042/675	WADE, TANYA M	07/02/2009	104,000	YES					
					1450/1	HOLLER, MICHELLE L	02/14/2003	70,000	YES					
					1187/339	HOLLER, JOHN EDWARD	08/06/1999	68,000	No					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax					
Remove Cap	2010	Land Value	39,310	39,310	11%	4,324	Assessed	13,139	1,222.58					
Year Frozen	0	Improvements	80,132	80,132		8,815	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00					
TIF Project ID	0	Total Value	119,442	119,442		13,139	Total Taxable	12,139	1,140.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660004504	NORWOOD, STEVEN J &			93	123,170	0	13,031	1,212.00					
2024	2024-660004504	NORWOOD, STEVEN J &			93	129,394	0	12,410	1,235.00					
2023	2023-660004504	NORWOOD, STEVEN J &			93	127,552	0	11,819	1,173.00					
2022	2022-660004504	NORWOOD, STEVEN J &			93	102,335	0	11,257	1,116.00					
2021	2021-660004504	NORWOOD, STEVEN J &			93	100,563	0	11,062	1,115.00					
2020	2020-660004504	NORWOOD, STEVEN J &			93	101,562	0	10,881	1,062.00					
2019	2019-660004504	NORWOOD, STEVEN J &			93	94,209	0	10,363	1,032.00					
2018	2018-660004504	NORWOOD, STEVEN J &			93	104,866	0	11,536	1,150.00					
2017	2017-660004504	NORWOOD, STEVEN J &			93	112,604	0	12,387	1,171.00					
2016	2016-660004504	NORWOOD, STEVEN J &			93	109,790	0	12,077	1,187.00					
2015	2015-660004504	NORWOOD, STEVEN J &			93	108,699	0	11,957	1,165.00					
2014	2014-660004504	NORWOOD, STEVEN J &			93	110,715	0	12,021	1,152.00					
2013	2013-660004504	NORWOOD, STEVEN J &			93	108,836	0	11,448	1,111.00					



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Date 04/17/2026
 Time 17:57:11
 Page 2

Lot Data	Square-Foot - NBHD 2117 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 1.9771 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 86,122.00 x .46 = 39,310 Factor Value Adjustments 1.0000 Lot Value 39,310		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,498 / 1,498
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	4 / 1.0 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	1940 / 55

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 86,542 57.77 Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	112.80	Total Misc Impr	+ 5,259				
Roofing Adj	+ 4.51	Garage Cost	+ 0				
Subfloor Adj	+ 1.15	Total RCN	= 205,467				
Heat/Cool Adj	+ 11.47	Depreciation (61%)	- 125,335				
Plumbing Adj	+ 3.72	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 80,132				
Adj Base Cost	= 133.65	Lot Value	+ 39,310				
Total Area	x 1,498	Indicated Value	= 119,442				
Adjusted Cost	= 200,208	Value Per SqFt	79.73				

Value Reconciliation
Selected Approach Cost Approach Improvements 80,132 Lot Value 39,310 Indicated Value 119,442 79.73 Per SqFt Agland Value Site Improvements Total Value 119,442 79.73 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PATO	SLAB PORCH - OPEN	149460	5x3		15	10.86		163



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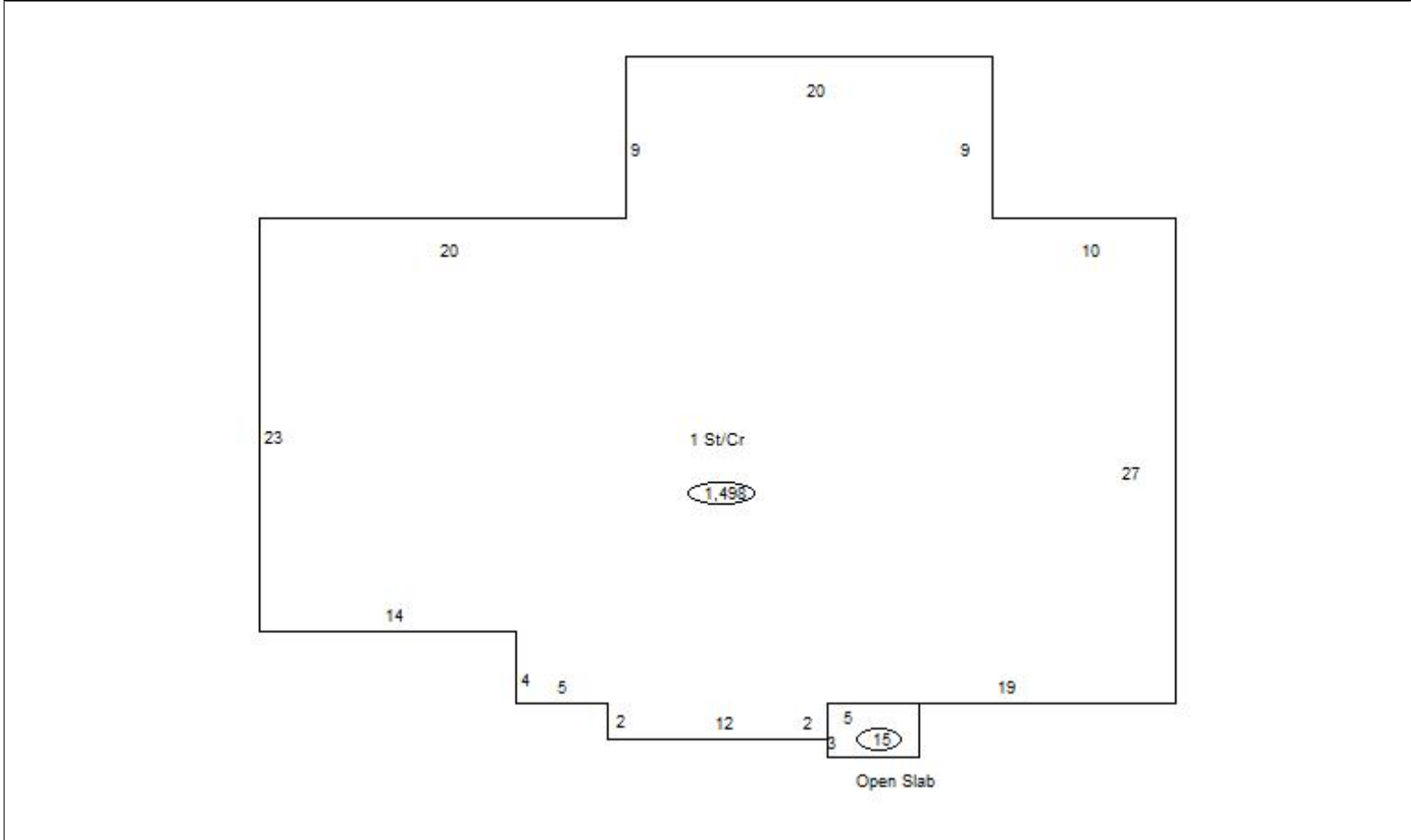
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Date 04/17/2026
 Time 17:57:11
 Page 3

Sketch Image

660004504



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,498	1.000	1,498
2	M	PATO		10	Open Slab	15	1.000	15
Total Building Area						1,498		1,498



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Date 04/17/2026
Time 17:57:11
Page 4

660004504

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			1,200
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (10.21 x 1,200)		12,252		12,252	12,252
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					