



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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| Assessment Data   |                         |                            |                 |                    | Primary Image   |                               |                   |                    |             |        |             |        |        |        |  |  |  |  |  |
|---|-------------------------|----------------------------|-----------------|--------------------|---|-------------------------------|-------------------|--------------------|-------------|--------|-------------|--------|--------|--------|--|--|--|--|--|
| <b>Account</b> 660007910<br><b>Parcel ID</b> 000000-00-0-10535-004-0005<br><b>Cadastral ID</b> 08-21-16-09720<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> URP VI Area 1<br><b>Tax Area</b> 17 - CLAREMORE OT<br><b>Name ID</b> 288215<br>WILLOWBROOK PROPERTIES LLC<br><br>17131 S CREEKWOOD TRAIL<br>CLAREMORE OK 74017-0000<br><br><b>Parcel Location</b><br><br><b>Situs</b><br><b>Subdivision</b> WILLOW BEND<br><b>Lot/Block</b> 0005 / 0004 <b>Parcel Size</b> 1 - Lots<br><b>Sec/Twn/Rng</b> 8 / 21 / 16 / 5<br><b>Neighborhood</b> 1177 - R-V01-SW CLAREMORE<br><b>School District</b> S001 - CLAREMORE SCHOOLS |                         |                            |                 |                    | No Image On File  |                               |                   |                    |             |        |             |        |        |        |  |  |  |  |  |
| <b>Legal Description</b> Lat/Long: 36.31952012 -95.61929541   |                         |                            |                 |                    | <b>Building Permits</b>   |                               |                   |                    |             |        |             |        |        |        |  |  |  |  |  |
| LOT 5 BLOCK 4 WILLOW BEND   |                         |                            |                 |                    | <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             |   |                               |                   |                    |             |        |             |        |        |        |  |  |  |  |  |
|   |                         |                            |                 |                    |   |                               |                   |                    |             |        |             |        |        |        |  |  |  |  |  |
| <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> |        |             |        |        |        |  |  |  |  |  |
|   |                         |                            |                 |                    | 1681/381  | MARTIN, RONALD L &            | 05/26/2005        | 0                  | 4           |        |             |        |        |        |  |  |  |  |  |
|   |                         |                            |                 |                    | 887/286   | JOHNSON, TERRELL RAY &-DENISE | 07/21/1992        | 10,000             | No          |        |             |        |        |        |  |  |  |  |  |
| <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>              | 92.430            | <b>Current Tax</b> |             |        |             |        |        |        |  |  |  |  |  |
| Remove Cap  | 0                       | Land Value 28,132          | 16,537          | 11%                | 1,819   | Assessed                      | 1,819             | 168.13             |             |        |             |        |        |        |  |  |  |  |  |
| Year Frozen   | 0                       | Improvements 0             | 0               |                    | 0   | Penalty                       | 0                 |                    |             |        |             |        |        |        |  |  |  |  |  |
| Uncapped Value  | 0                       | Mobile Home 0              | 0               |                    | 0   | Exemption                     | 0                 | 0.00               |             |        |             |        |        |        |  |  |  |  |  |
| TIF Project ID  | 0                       | Total Value 28,132         | 16,537          |                    | 1,819   | Total Taxable                 | 1,819             | 168.00             |             |        |             |        |        |        |  |  |  |  |  |
| <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  | 2025-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 28,132             | 0   | 1,733                         | 160.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2024  | 2024-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 152.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2023  | 2023-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 151.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2022  | 2022-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 153.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2021  | 2021-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 146.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2020  | 2020-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 151.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2019  | 2019-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 153.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2018  | 2018-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 152.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2017  | 2017-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 152.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2016  | 2016-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 155.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2015  | 2015-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 149.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2014  | 2014-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 153.00            |                    |             |        |             |        |        |        |  |  |  |  |  |
| 2013  | 2013-660007910          | WILLOWBROOK PROPERTIES LLC | 17              | 15,000             | 0   | 1,650                         | 151.00            |                    |             |        |             |        |        |        |  |  |  |  |  |



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| Lot Data                          |                          | Square-Foot - NBHD 1177 #1 |          | Primary Image               |                    |           |                      |       |
|-----------------------------------|--------------------------|----------------------------|----------|-----------------------------|--------------------|-----------|----------------------|-------|
| Lot Size                          |                          |                            |          |                             |                    |           |                      |       |
| Lot Count                         |                          |                            |          |                             |                    |           |                      |       |
| Units Buildable                   | 10000                    |                            |          |                             |                    |           |                      |       |
| Non-Ag Acres                      | 0.1792                   |                            |          |                             |                    |           |                      |       |
| Topography                        |                          |                            |          |                             |                    |           |                      |       |
| Street Access                     |                          |                            |          |                             |                    |           |                      |       |
| Utilities                         |                          |                            |          |                             |                    |           |                      |       |
| Amenities                         | LAND QUALITY             |                            |          |                             |                    |           |                      |       |
| Method                            | Square-Foot              |                            |          |                             |                    |           |                      |       |
| Base Lot Value                    | 7,804.00 x 3.60 = 28,132 |                            |          |                             |                    |           |                      |       |
| Factor Value                      |                          |                            |          | <b>GRM Approach</b>         |                    |           |                      |       |
| Adjustments                       |                          |                            |          | GRM Code                    |                    |           |                      |       |
| Lot Value                         | 28,132                   |                            |          | Gross Rent                  | 0.00               |           |                      |       |
| <b>Residential Data</b>           |                          |                            |          | Indicated Value             |                    |           |                      |       |
| Type                              |                          |                            |          | <b>Multiple Regression</b>  |                    |           |                      |       |
| Condition                         | -                        |                            |          | MRA Code                    |                    |           |                      |       |
| Quality                           | -                        |                            |          | Adusted R                   |                    |           |                      |       |
| Architecture                      |                          |                            |          | Indicated Value             |                    |           |                      |       |
| Style                             |                          |                            |          | <b>Direct Comparables</b>   |                    |           |                      |       |
| Exterior Wall                     |                          |                            |          | Selection Model             | A Adam Test        |           |                      |       |
| Base/Total Area /                 |                          |                            |          | Adjustment Model            | 1 2022 Residential |           |                      |       |
| Style                             |                          |                            |          | Comparables                 |                    |           |                      |       |
| HVAC                              |                          |                            |          | Indicated Value             |                    |           |                      |       |
| Roof Cover                        |                          |                            |          | <b>Value Reconciliation</b> |                    |           |                      |       |
| Area on Slab                      |                          |                            |          | Selected Approach           | Cost Approach      |           |                      |       |
| Fixture/RghIn /                   |                          |                            |          | Improvements                |                    |           |                      |       |
| Bed/F/H Bath / /                  |                          |                            |          | Lot Value                   | 28,132             |           |                      |       |
| Basement Area                     |                          |                            |          | Indicated Value             | 28,132             | 0.00      | Per SqFt             |       |
| Garage Type                       |                          |                            |          | Agland Value                |                    |           |                      |       |
| Remodel                           |                          |                            |          | Site Improvements           |                    |           |                      |       |
| Year/Eff Age /                    |                          |                            |          | Total Value                 | 28,132             | 0.00      | Total Value Per SqFt |       |
| <b>Cost Approach</b>              |                          | <b>Manual : 01/2025</b>    |          |                             |                    |           |                      |       |
| Base Cost                         | 0.00                     | Total Misc Impr            | + 0      |                             |                    |           |                      |       |
| Roofing Adj                       | + 0.00                   | Garage Cost                | + 0      |                             |                    |           |                      |       |
| Subfloor Adj                      | + 0.00                   | Total RCN                  | = 0      |                             |                    |           |                      |       |
| Heat/Cool Adj                     | + 0.00                   | Depreciation ( 0%)         | - 0      |                             |                    |           |                      |       |
| Plumbing Adj                      | + 0.00                   | Lump Sums                  | + 0      |                             |                    |           |                      |       |
| Basement Adj                      | + 0.00                   | RCNLD                      | = 0      |                             |                    |           |                      |       |
| Adj Base Cost                     | = 0.00                   | Lot Value                  | + 28,132 |                             |                    |           |                      |       |
| Total Area                        | x                        | Indicated Value            | = 28,132 |                             |                    |           |                      |       |
| Adjusted Cost                     | = 0                      | Value Per SqFt             | 0.00     |                             |                    |           |                      |       |
| <b>Miscellaneous Improvements</b> |                          |                            |          |                             |                    |           |                      |       |
| Code                              | Description              | Sketch ID                  | Size     | Year                        | Units              | Unit Cost | Depr                 | Value |