



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:04:03
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660014726 Parcel ID 22N17E-15-4-00000-000-0000 Cadastral ID 15-22-17-03400 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 75 - SEQUOYAH/FOYIL FD Name ID 270489 WEBSTER, BARRY WARREN & MELANIE MARIE PO BOX 223 FOYIL OK 74031-0000 Parcel Location Situs 15671 S 4226 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 15 / 22 / 17 / 4 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S006 - SEQUOYAH SCHOOLS					<p>660014726 09/20/24</p> <p>660014726_002.JPG 12/10/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.38485146 -95.47818710																																																																																																																									
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
Number	Description	Opened	Closed	Amount																																																																																																																					
Exemptions					Sale History																																																																																																																				
<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 colspan="5">N2 S2 NW SE</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	N2 S2 NW SE					<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>1155/798</td> <td>SIPES, LYNALL D &</td> <td>02/01/1999</td> <td>138,000</td> <td>No</td> </tr> <tr> <td>864/197</td> <td></td> <td>09/27/1991</td> <td>77,000</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	1155/798	SIPES, LYNALL D &	02/01/1999	138,000	No	864/197		09/27/1991	77,000	No																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
N2 S2 NW SE																																																																																																																									
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
1155/798	SIPES, LYNALL D &	02/01/1999	138,000	No																																																																																																																					
864/197		09/27/1991	77,000	No																																																																																																																					
Parcel Valuation																																																																																																																									
<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>101.310</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2000</td> <td>Land Value 129,671</td> <td>72,067</td> <td>11%</td> <td>7,927</td> <td>Assessed</td> <td>23,523</td> <td>2,383.12</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 164,727</td> <td>141,781</td> <td></td> <td>15,596</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 294,398</td> <td>213,848</td> <td></td> <td>23,523</td> <td>Total Taxable</td> <td>23,523</td> <td>2,383.00</td> </tr> </tbody> </table>		Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.310	Current Tax	Remove Cap	2000	Land Value 129,671	72,067	11%	7,927	Assessed	23,523	2,383.12	Year Frozen	0	Improvements 164,727	141,781		15,596	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 294,398	213,848		23,523	Total Taxable	23,523	2,383.00																																																																											
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.310	Current Tax																																																																																																																	
Remove Cap	2000	Land Value 129,671	72,067	11%	7,927	Assessed	23,523	2,383.12																																																																																																																	
Year Frozen	0	Improvements 164,727	141,781		15,596	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 294,398	213,848		23,523	Total Taxable	23,523	2,383.00																																																																																																																	
Assessment History																																																																																																																									
<table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>254,804</td><td>0</td><td>22,403</td><td>2,270.00</td></tr> <tr><td>2024</td><td>2024-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>223,480</td><td>0</td><td>21,336</td><td>2,174.00</td></tr> <tr><td>2023</td><td>2023-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>184,731</td><td>0</td><td>20,321</td><td>2,117.00</td></tr> <tr><td>2022</td><td>2022-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>180,808</td><td>0</td><td>19,889</td><td>2,114.00</td></tr> <tr><td>2021</td><td>2021-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>188,694</td><td>0</td><td>19,673</td><td>2,031.00</td></tr> <tr><td>2020</td><td>2020-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>179,771</td><td>0</td><td>18,737</td><td>2,006.00</td></tr> <tr><td>2019</td><td>2019-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>162,226</td><td>0</td><td>17,845</td><td>1,894.00</td></tr> <tr><td>2018</td><td>2018-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>166,341</td><td>0</td><td>18,297</td><td>1,952.00</td></tr> <tr><td>2017</td><td>2017-660014726</td><td>WEBSTER, BARRY WARREN & MELANIE MARIE</td><td>75</td><td>165,109</td><td>0</td><td>18,162</td><td>1,924.00</td></tr> <tr><td>2016</td><td>2016-660014726</td><td>WEBSTER, BARRY WARREN &</td><td>75</td><td>161,314</td><td>0</td><td>17,744</td><td>1,877.00</td></tr> <tr><td>2015</td><td>2015-660014726</td><td>WEBSTER, BARRY WARREN &</td><td>75</td><td>159,329</td><td>0</td><td>17,526</td><td>1,887.00</td></tr> <tr><td>2014</td><td>2014-660014726</td><td>WEBSTER, BARRY WARREN &</td><td>75</td><td>158,171</td><td>0</td><td>16,944</td><td>1,850.00</td></tr> <tr><td>2013</td><td>2013-660014726</td><td>WEBSTER, BARRY WARREN &</td><td>75</td><td>152,558</td><td>0</td><td>16,137</td><td>1,721.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	254,804	0	22,403	2,270.00	2024	2024-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	223,480	0	21,336	2,174.00	2023	2023-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	184,731	0	20,321	2,117.00	2022	2022-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	180,808	0	19,889	2,114.00	2021	2021-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	188,694	0	19,673	2,031.00	2020	2020-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	179,771	0	18,737	2,006.00	2019	2019-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	162,226	0	17,845	1,894.00	2018	2018-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	166,341	0	18,297	1,952.00	2017	2017-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	165,109	0	18,162	1,924.00	2016	2016-660014726	WEBSTER, BARRY WARREN &	75	161,314	0	17,744	1,877.00	2015	2015-660014726	WEBSTER, BARRY WARREN &	75	159,329	0	17,526	1,887.00	2014	2014-660014726	WEBSTER, BARRY WARREN &	75	158,171	0	16,944	1,850.00	2013	2013-660014726	WEBSTER, BARRY WARREN &	75	152,558	0	16,137	1,721.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	254,804	0	22,403	2,270.00																																																																																																																		
2024	2024-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	223,480	0	21,336	2,174.00																																																																																																																		
2023	2023-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	184,731	0	20,321	2,117.00																																																																																																																		
2022	2022-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	180,808	0	19,889	2,114.00																																																																																																																		
2021	2021-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	188,694	0	19,673	2,031.00																																																																																																																		
2020	2020-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	179,771	0	18,737	2,006.00																																																																																																																		
2019	2019-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	162,226	0	17,845	1,894.00																																																																																																																		
2018	2018-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	166,341	0	18,297	1,952.00																																																																																																																		
2017	2017-660014726	WEBSTER, BARRY WARREN & MELANIE MARIE	75	165,109	0	18,162	1,924.00																																																																																																																		
2016	2016-660014726	WEBSTER, BARRY WARREN &	75	161,314	0	17,744	1,877.00																																																																																																																		
2015	2015-660014726	WEBSTER, BARRY WARREN &	75	159,329	0	17,526	1,887.00																																																																																																																		
2014	2014-660014726	WEBSTER, BARRY WARREN &	75	158,171	0	16,944	1,850.00																																																																																																																		
2013	2013-660014726	WEBSTER, BARRY WARREN &	75	152,558	0	16,137	1,721.00																																																																																																																		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:04:03
 Page 2

Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
Lot Size Lot Count Units Buildable 10 Non-Ag Acres 9.9074 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 431,565.00 x .30 = 129,671 Factor Value Adjustments 1.0000 Lot Value 129,671		<p>660014726 09/20/24</p> <p>660014726_002.JPG 12/10/2024</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	25% Veneer, Masonry 75% Frame, Siding, Wood
Base/Total Area	1,800 / 1,800
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,800
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1989 / 28

Cost Approach				Manual : 01/2025			
Base Cost	97.82	Total Misc Impr	+ 29,870				
Roofing Adj	+ 5.34	Garage Cost	+ 0				
Subfloor Adj	+ -2.07	Total RCN	= 250,082				
Heat/Cool Adj	+ 12.64	Depreciation (35%)	- 87,529				
Plumbing Adj	+ 8.61	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 162,553				
Adj Base Cost	= 122.34	Lot Value	+ 129,671				
Total Area	x 1,800	Indicated Value	= 292,224				
Adjusted Cost	= 220,212	Value Per SqFt	162.35				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	170,421	94.68	Per SqFt

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

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	162,553		
Lot Value	129,671		
Indicated Value	292,224	162.35	Per SqFt
Agland Value			
Site Improvements	2,174		
Total Value	294,398	163.55	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	35580	26x26		676	25.09		16,961
PRCH	SLAB PORCH - COVERED	35581	40x7		280	26.05		7,294
SHLT	STORM SHELTER			1	2016	0.00		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

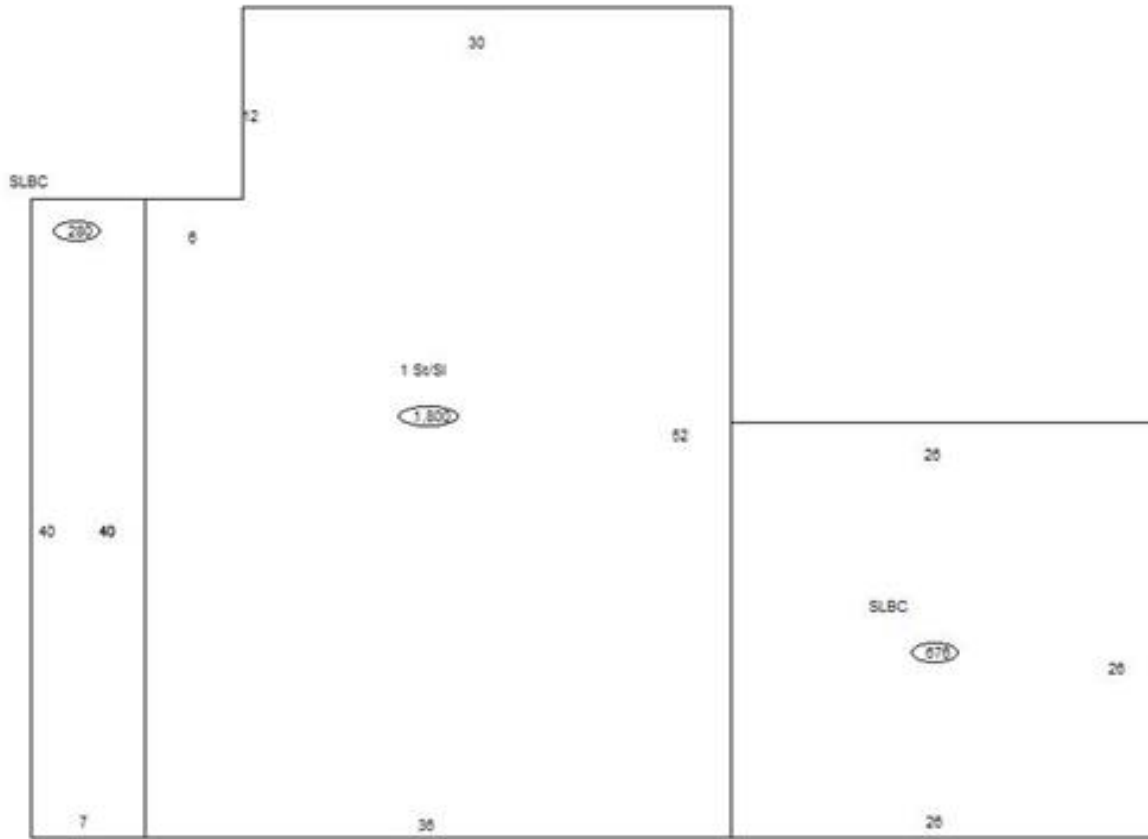
Date 04/16/2026

Time 23:04:03

Page 3

Sketch Image

660014726



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,800	1.000	1,800
2	M	PRCH		10	SLBC	676	1.000	676
3	M	PRCH		10	SLBC	280	1.000	280
Total Building Area						1,800		1,800



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:04:03
Page 4

660014726

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LOAF	Loafing Shed	34x18x8	Dirt	Galvanized Metal	612
	Qual 3	Cond 3	Year 2005	Eff Age 16		

Valuation Summary	Modifier Total	RCN	Depr (52% Phys/ % Func)	RCNLD
Base Cost (7.40 x 612)	4,529		4,529	2,355
				2,174