



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:59:48
Page 1

Assessment Data					Primary Image														
Account 660021008 Parcel ID 22N15E-25-4-00000-000-0000 Cadastral ID 25-22-15-00210 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 197184 GARBER, JOSEPH J & PRISCILLA L REVOCABLE LIVING TRUST 8889 E 456 RD CLAREMORE OK 74017-0000 Parcel Location Situs 08889 E 456 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 25 / 22 / 15 / 4 Neighborhood 6080 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\TOM\COMMERCIAL PICS\2022-08-23\IMG_0003.JPG 8/29/2022</p>														
Legal Description Lat/Long: 36.35670677 -95.65294753																			
S2 N2 NE SE					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					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000															
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	0	Land Value	181,763	64,319	11%	7,075	Assessed	18,824	2,036.41										
Year Frozen	0	Improvements	201,401	106,817		11,749	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-94.00										
TIF Project ID	0	Total Value	383,164	171,136		18,824	Total Taxable	17,824	1,942.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660021008	GARBER, JOSEPH J & PRISCILLA L			10	385,628	1000	17,276	1,883.00										
2024	2024-660021008	GARBER, JOSEPH J & PRISCILLA L			10	394,116	1000	16,745	1,768.00										
2023	2023-660021008	GARBER, JOSEPH J			10	300,913	1000	16,228	1,701.00										
2022	2022-660021008	GARBER, JOSEPH J			10	274,637	1000	15,726	1,642.00										
2021	2021-660021008	GARBER, JOSEPH J			10	271,722	1000	15,239	1,602.00										
2020	2020-660021008	GARBER, JOSEPH J			10	263,921	1000	14,766	1,575.00										
2019	2019-660021008	GARBER, JOSEPH J			10	251,937	1000	14,307	1,499.00										
2018	2018-660021008	GARBER, JOSEPH J			10	256,682	1000	13,861	1,502.00										
2017	2017-660021008	GARBER, JOSEPH J			10	255,023	1000	13,429	1,540.00										
2016	2016-660021008	GARBER, JOSEPH J			10	250,922	1000	13,009	1,361.00										
2015	2015-660021008	GARBER, JOSEPH J			10	245,960	1000	12,600	1,247.00										
2014	2014-660021008	GARBER, JOSEPH J			10	247,337	1000	12,204	1,205.00										
2013	2013-660021008	GARBER, JOSEPH J			10	239,657	1000	11,819	1,130.00										



Rogers

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Date 04/16/2026
 Time 21:59:48
 Page 2

Lot Data		Square-Foot - NBHD 6080 #1	
Lot Size			
Lot Count			
Units Buildable	10		
Non-Ag Acres	10.0756		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	438,895.00 x .41 = 181,763		
Factor Value			
Adjustments	1.0000		
Lot Value	181,763		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,582 / 1,582
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,582
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	672 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1985 / 31

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	247,256	156.29	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	105.74	Total Misc Impr	+	8,478	
Roofing Adj	+ 4.46	Garage Cost	+	17,418	
Subfloor Adj	+ -1.15	Total RCN	=	230,623	
Heat/Cool Adj	+ 11.47	Depreciation (41%)	-	94,555	
Plumbing Adj	+ 8.89	Lump Sums	+	6,796	
Basement Adj	+ 0.00	RCNLD	=	142,864	
Adj Base Cost	= 129.41	Lot Value	+	181,763	
Total Area	x 1,582	Indicated Value	=	324,627	
Adjusted Cost	= 204,727	Value Per SqFt		205.20	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	142,864		
Lot Value	181,763		
Indicated Value	324,627	205.20	Per SqFt
Agland Value			
Site Improvements	58,537		
Total Value	383,164	242.20	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
WODO	WOOD DECK - OPEN	51302		606	606	16.02	30%	6,796
PATO	SLAB PORCH - OPEN	51303		26x16	416	8.13		3,382



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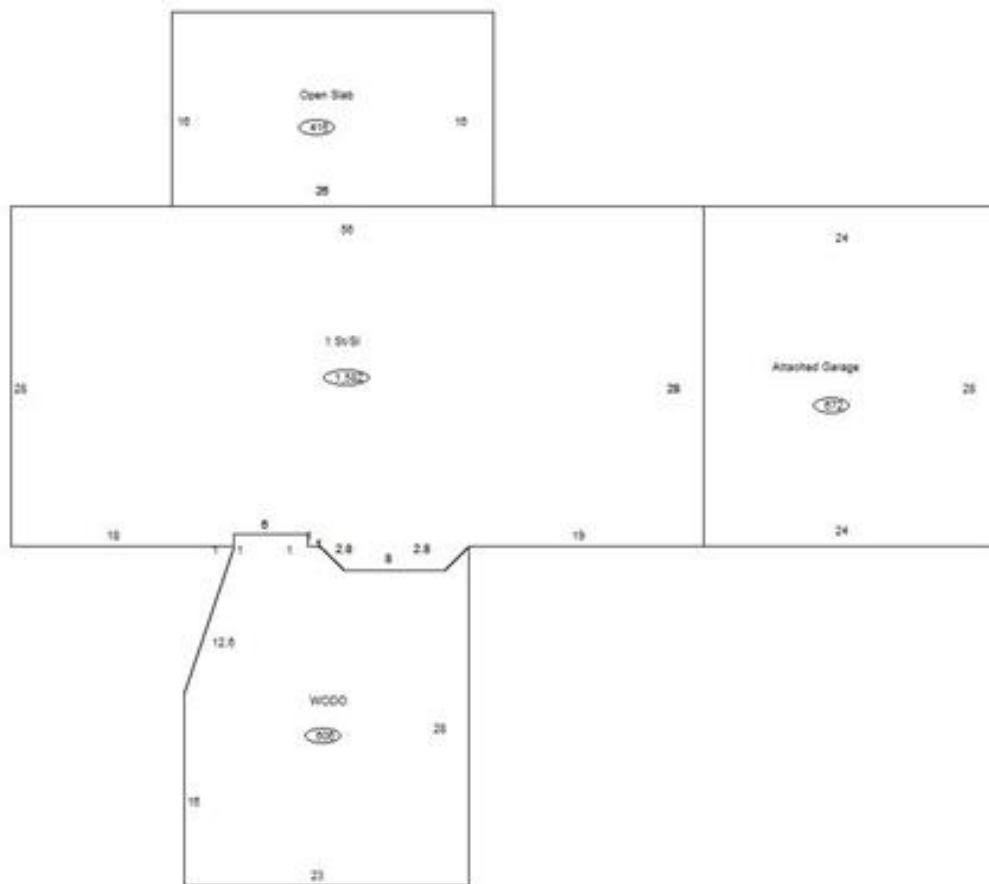
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Date 04/16/2026
 Time 21:59:48
 Page 3

Sketch Image

660021008



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,582	1.000	1,582
2	G	1		10	Attached Garage	672	1.000	672
3	M	WODO		10	WODO	606	1.000	606
4	M	PATO		10	Open Slab	416	1.000	416
Total Building Area						1,582		1,582



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 Time 21:59:48
 Page 4

660021008

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	36x36x0			1,296
	Qual	3	Cond 3	Year 2022	Eff Age 3	
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (32.61 x 1,296)		42,263		42,263	2,113
	CP	Carport Dirt	20x36x0			720
	Qual	3	Cond 3	Year 2022	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (3.50 x 720)		2,520		2,520	
	BARN	BARN	0x0x0			2,128
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
	Base Cost (9.04 x 2,128)		19,237		19,237	3,847
	LF	LOAFING SHED	0x0x0			160
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
	Base Cost (4.26 x 160)		682		682	205