



# 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> 660025581 <b>Parcel ID</b> 000000-00-0-20170-001-0009 <b>Cadastral ID</b> 30-20-15-13480 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 1 - CATOOSA OT <b>Name ID</b> 338006 WAPITI HOMES LLC  PO BOX 3108 CLAREMORE OK 74018-0000  <b>Parcel Location</b>  <b>Situs</b> <b>Subdivision</b> SPUNKY RIDGE LOTS <b>Lot/Block</b> 0009 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 20 / 15 / 5 <b>Neighborhood</b> 1192 - R-V03-SW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS					<p>660025581 10/30/25</p> <p>660025581_001.JPG 12/9/2025</p>														
<b>Legal Description</b> Lot/Long: 36.18198152 -95.74481350																			
<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 colspan="5"> </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>										
					/	FOWLER, CHARLES W	04/11/2022	175,000	WB										
					2518/95	J D BASLER & ASSOCIATES INC	12/11/2015	125,000	WG										
					2518/94	SEIFRIED, JAMES P	11/18/2015	0											
					1878/645	XFRY LLC	12/29/2006	4,000	4										
					1739/721	VREX LLC	12/29/2005	1,000	5										
					1252/591	YORK, DICK CO-TRUSTEE &~JIM SEIF	09/05/2000	0	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>	106.660	<b>Current Tax</b>										
<b>Remove Cap</b>	2023		<b>Land Value</b> 25,662	4,630	11%	509	<b>Assessed</b>	509	54.29										
<b>Year Frozen</b>	0		<b>Improvements</b> 0	0		0	<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> 25,662	4,630		509	<b>Total Taxable</b>	509	54.00										
<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	2025-660025581	WAPITI HOMES LLC			1	25,662	0	485	52.00										
2024	2024-660025581	WAPITI HOMES LLC			1	16,001	0	462	49.00										
2023	2023-660025581	WAPITI HOMES LLC			1	4,000	0	440	45.00										
2022	2022-660025581	WAPITI HOMES LLC			1	4,000	0	440	44.00										
2021	2021-660025581	FOWLER, CHARLES W			1	4,000	0	440	39.00										
2020	2020-660025581	FOWLER, CHARLES W			1	4,000	0	440	39.00										
2019	2019-660025581	FOWLER, CHARLES W			1	4,000	0	440	40.00										
2018	2018-660025581	FOWLER, CHARLES W			1	4,000	0	440	39.00										
2017	2017-660025581	FOWLER, CHARLES W			1	4,000	0	440	40.00										
2016	2016-660025581	FOWLER, CHARLES W			1	4,000	0	440	39.00										
2015	2015-660025581	SEIFRIED, JAMES P			1	18,000	0	1,493	133.00										
2014	2014-660025581	SEIFRIED, JAMES P			1	18,000	0	1,422	129.00										
2013	2013-660025581	SEIFRIED, JAMES P			1	18,000	0	1,354	121.00										



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Lot Data		Square-Foot - NBHD 1192 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.1386							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	4	0					
Method	Square-Foot							
Base Lot Value	6,038.00 x 5.00 = 30,190							
Factor Value	-4,528							
Adjustments	1.0000							
Lot Value	25,662							
<b>Residential Data</b>				660025581_001.JPG 12/9/2025				
Type				<b>GRM Approach</b>				
Condition	-			GRM Code				
Quality	-			Gross Rent 0.00				
Architecture				Indicated Value				
Style				<b>Multiple Regression</b>				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				<b>Direct Comparables</b>				
Roof Cover				Selection Model A Adam Test				
Area on Slab				Adjustment Model 1 2022 Residential				
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				<b>Value Reconciliation</b>				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements				
Year/Eff Age /				Lot Value 25,662				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Indicated Value 25,662 0.00 Per SqFt				
Base Cost	0.00	Total Misc Impr	+ 0	Agland Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Site Improvements				
Subfloor Adj	+ 0.00	Total RCN	= 0	Total Value 25,662 0.00 Total Value Per SqFt				
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	+ 25,662					
Total Area	x	Indicated Value	= 25,662					
Adjusted Cost	= 0	Value Per SqFt	0.00					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value