



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:50:13
Page 1

| Assessment Data | | | | | Primary Image | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---------------------------|--------------------------|----------|-------------|---------------|---------------|------------|-------------|-----------|--|------------------|--------------|----------|-------------|---|---------------|------------|-------------|----------------|--------------------------|------------------------|---------|---------|---------|----------|---------------------------|----------------|--------------------------|----|----------------------|------------------------|------------|----------|---------|----------------|--------------------------|----------------|---------|---------------|--------|----------|------|----------------|--------------------------|------|----------------|---|---------------------|----------|------|----------------|--------------------------|--------|----------|---|--------|----------|------|----------------|--------------------------|----|---------|---|--------|----------|------|----------------|--------------------------|----|---------|---|--------|----------|------|----------------|--------------------------|----|---------|---|--------|--------|------|----------------|--------------------------|----|---------|---|-------|--------|------|----------------|--------------------------|----|---------|---|-------|--------|------|----------------|--------------------------|----|---------|---|-------|--------|
| Account 660096823 Parcel ID 000000-00-0-21650-001-0029 Cadastral ID 22-21-14-09370 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 312916 SIMMONS FAMILY FARMS LLC 12150 E 96TH ST N STE 200 OWASSO OK 74055-0000 Parcel Location Situs 15523 E 88TH ST N Subdivision PARK PLACE AT PRESTON LAKES Lot/Block 0029 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 22 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lot/Long: 36.28128139 -95.79791713 LOT 29 BLOCK 1 PARK PLACE AT PRESTON LAKES | | | | | | | | | | 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>14-0123-X</td> <td>R15-NEW 2015 SQ FT SFR</td> <td>10/2014</td> <td>10/2014</td> <td>142,725</td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | 14-0123-X | R15-NEW 2015 SQ FT SFR | 10/2014 | 10/2014 | 142,725 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 14-0123-X | R15-NEW 2015 SQ FT SFR | 10/2014 | 10/2014 | 142,725 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions <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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table> | | | | | Code | Type | Active | Maximum | Exemption | | | | | | Sale History <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>2389/637</td> <td>SIMMONS HOMES RESIDENTIAL</td> <td>03/12/2014</td> <td>0</td> <td>4</td> </tr> <tr> <td>2389/27</td> <td>K & S DEVELOPMENTS INC</td> <td>03/12/2014</td> <td>0</td> <td>4</td> </tr> </tbody> </table> | | | | | Bk/Pg | Grantor | Date | Price | Code | 2389/637 | SIMMONS HOMES RESIDENTIAL | 03/12/2014 | 0 | 4 | 2389/27 | K & S DEVELOPMENTS INC | 03/12/2014 | 0 | 4 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2389/637 | SIMMONS HOMES RESIDENTIAL | 03/12/2014 | 0 | 4 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2389/27 | K & S DEVELOPMENTS INC | 03/12/2014 | 0 | 4 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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>97.960</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value 48,681</td> <td>42,259</td> <td>11%</td> <td>4,648</td> <td>Assessed</td> <td>14,801</td> <td>1,449.91</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 273,374</td> <td>92,298</td> <td></td> <td>10,153</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 322,055</td> <td>134,557</td> <td></td> <td>14,801</td> <td>Total Taxable</td> <td>14,801</td> <td>1,450.00</td> </tr> </tbody> </table> | | | | | | | | | | Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 97.960 | Current Tax | Remove Cap | | Land Value 48,681 | 42,259 | 11% | 4,648 | Assessed | 14,801 | 1,449.91 | Year Frozen | | Improvements 273,374 | 92,298 | | 10,153 | Penalty | 0 | | Uncapped Value | 0 | Mobile Home 0 | 0 | | 0 | Exemption | 0 | 0.00 | TIF Project ID | 0 | Total Value 322,055 | 134,557 | | 14,801 | Total Taxable | 14,801 | 1,450.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 97.960 | Current Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Remove Cap | | Land Value 48,681 | 42,259 | 11% | 4,648 | Assessed | 14,801 | 1,449.91 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Year Frozen | | Improvements 273,374 | 92,298 | | 10,153 | Penalty | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Uncapped Value | 0 | Mobile Home 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value 322,055 | 134,557 | | 14,801 | Total Taxable | 14,801 | 1,450.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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>2025-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>311,013</td><td>0</td><td>14,096</td><td>1,381.00</td></tr> <tr><td>2024</td><td>2024-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>331,987</td><td>0</td><td>13,425</td><td>1,290.00</td></tr> <tr><td>2023</td><td>2023-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>295,041</td><td>0</td><td>12,786</td><td>1,198.00</td></tr> <tr><td>2022</td><td>2022-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>287,560</td><td>0</td><td>12,177</td><td>1,193.00</td></tr> <tr><td>2021</td><td>2021-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>247,896</td><td>0</td><td>11,598</td><td>1,122.00</td></tr> <tr><td>2020</td><td>2020-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>246,229</td><td>0</td><td>11,045</td><td>1,068.00</td></tr> <tr><td>2019</td><td>2019-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>234,870</td><td>0</td><td>10,519</td><td>1,019.00</td></tr> <tr><td>2018</td><td>2018-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>238,520</td><td>0</td><td>10,018</td><td>934.00</td></tr> <tr><td>2017</td><td>2017-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>236,698</td><td>0</td><td>9,542</td><td>898.00</td></tr> <tr><td>2016</td><td>2016-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>231,132</td><td>0</td><td>9,088</td><td>859.00</td></tr> <tr><td>2015</td><td>2015-660096823</td><td>SIMMONS FAMILY FARMS LLC</td><td>40</td><td>120,499</td><td>0</td><td>8,654</td><td>825.00</td></tr> </tbody> </table> | | | | | | | | | | Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | 2025 | 2025-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 311,013 | 0 | 14,096 | 1,381.00 | 2024 | 2024-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 331,987 | 0 | 13,425 | 1,290.00 | 2023 | 2023-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 295,041 | 0 | 12,786 | 1,198.00 | 2022 | 2022-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 287,560 | 0 | 12,177 | 1,193.00 | 2021 | 2021-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 247,896 | 0 | 11,598 | 1,122.00 | 2020 | 2020-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 246,229 | 0 | 11,045 | 1,068.00 | 2019 | 2019-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 234,870 | 0 | 10,519 | 1,019.00 | 2018 | 2018-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 238,520 | 0 | 10,018 | 934.00 | 2017 | 2017-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 236,698 | 0 | 9,542 | 898.00 | 2016 | 2016-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 231,132 | 0 | 9,088 | 859.00 | 2015 | 2015-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 120,499 | 0 | 8,654 | 825.00 |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2025 | 2025-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 311,013 | 0 | 14,096 | 1,381.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2024 | 2024-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 331,987 | 0 | 13,425 | 1,290.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 2023-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 295,041 | 0 | 12,786 | 1,198.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 2022-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 287,560 | 0 | 12,177 | 1,193.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 2021-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 247,896 | 0 | 11,598 | 1,122.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2020 | 2020-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 246,229 | 0 | 11,045 | 1,068.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2019 | 2019-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 234,870 | 0 | 10,519 | 1,019.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2018 | 2018-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 238,520 | 0 | 10,018 | 934.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2017 | 2017-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 236,698 | 0 | 9,542 | 898.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2016 | 2016-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 231,132 | 0 | 9,088 | 859.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2015 | 2015-660096823 | SIMMONS FAMILY FARMS LLC | 40 | 120,499 | 0 | 8,654 | 825.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 08:50:13
 Page 2

| Lot Data | Square-Foot - NBHD 1059 #1 | Primary Image |
|-----------------|----------------------------|---------------|
| Lot Size | | |
| Lot Count | 1 | |
| Units Buildable | | |
| Non-Ag Acres | | |
| Topography | | |
| Street Access | | |
| Utilities | | |
| Amenities | 0 | |
| | 0 | |
| Method | Square-Foot | |
| Base Lot Value | 9,185.00 x 5.30 = 48,681 | |
| Factor Value | | |
| Adjustments | 1.0000 | |
| Lot Value | 48,681 | |

| Residential Data | |
|------------------|----------------------------------|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 3 - Average |
| Architecture | |
| Style | 100% One Story |
| Exterior Wall | 100% Veneer, Masonry |
| Base/Total Area | 2,207 / 2,207 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 2,207 |
| Fixture/RghIn | 11 / |
| Bed/F/H Bath | 3 / 2.0 / |
| Basement Area | |
| Garage Type | 510 Attached Garage - Unfinished |
| Remodel | |
| Year/Eff Age | 2014 / 9 |

\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/23/2022

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|---------------------|---------|--------|----------|
| MRA Code | 1 | Test | |
| Adjusted R | 0.8445 | | |
| Indicated Value | 277,512 | 125.74 | Per SqFt |

| Direct Comparables | | | |
|--------------------|---------|------------------|----------|
| Selection Model | A | Adam Test | |
| Adjustment Model | 1 | 2022 Residential | |
| Comparables | 8 | | |
| Indicated Value | 323,180 | | Per SqFt |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|--------------------|---|------------------|--|--|--|
| Base Cost | 105.06 | Total Misc Impr | + | 3,653 | | | |
| Roofing Adj | + 4.59 | Garage Cost | + | 16,182 | | | |
| Subfloor Adj | + -2.19 | Total RCN | = | 300,411 | | | |
| Heat/Cool Adj | + 12.64 | Depreciation (9%) | - | 27,037 | | | |
| Plumbing Adj | + 7.03 | Lump Sums | + | 0 | | | |
| Basement Adj | + 0.00 | RCNLD | = | 273,374 | | | |
| Adj Base Cost | = 127.13 | Lot Value | + | 48,681 | | | |
| Total Area | x 2,207 | Indicated Value | = | 322,055 | | | |
| Adjusted Cost | = 280,576 | Value Per SqFt | | 145.92 | | | |

| Value Reconciliation | | | |
|----------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 273,374 | | |
| Lot Value | 48,681 | | |
| Indicated Value | 322,055 | 145.92 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 322,055 | 145.92 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | SLAB PORCH - COVERED | 120688 | 17x6 | | 102 | 26.61 | | 2,714 |
| PRCH | SLAB PORCH - COVERED | 120689 | 7x5 | | 35 | 26.82 | | 939 |



Rogers

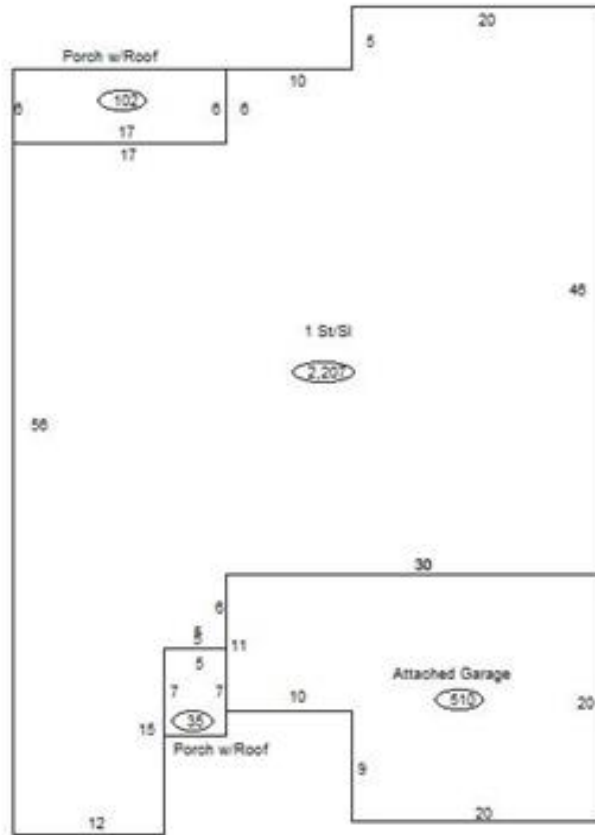
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 Page 3

Sketch Image

660096823



Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|-----------------|--------------|------------|--------------|
| 1 | R | 1 | Slab | 13 | 1 St/Sl | 2,207 | 1.000 | 2,207 |
| 2 | G | 1 | | 13 | Attached Garage | 510 | 1.000 | 510 |
| 3 | M | PRCH | | 13 | SLBC | 102 | 1.000 | 102 |
| 4 | M | PRCH | | 13 | SLBC | 35 | 1.000 | 35 |
| Total Building Area | | | | | | 2,207 | | 2,207 |