



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:48:57
 Page 1

Assessment Data					Primary Image																																																					
Account 660106457 Parcel ID 21N17E-03-3-00000-001-0000 Cadastral ID 03-21-17-00514 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 336823 POTTER, DAVID & LYNSEY 19050 E POTTER CIR CLAREMORE OK 74019-0000 Parcel Location Situs 19050 E POTTER CIR Subdivision Lot/Block / Parcel Size 2 - Acres Sec/Twn/Rng 3 / 21 / 17 / 3 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>660106457 06/24/25</p> <p>660106457_002.JPG 6/24/2025</p>																																																					
Legal Description Lat/Long: 36.32673016 -95.48884906																																																										
TR DESC 2021-021323 AS COMM SW/C NW SW; N00.0752E 332.35' TO POB; N00.0752E 294.10'; S89.5208E 252.24'; S00.0752W 396.66'; N67 4430W 272.29' TO POB.					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 <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>HV</td> <td>Veteran</td> <td>Yes</td> <td>999,999</td> <td>64,969</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	HV	Veteran	Yes	999,999	64,969	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>/</td> <td>POTTER, JOHN G &</td> <td>11/12/2021</td> <td>0</td> <td>4</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	POTTER, JOHN G &	11/12/2021	0	4																													
Code	Type	Active	Maximum	Exemption																																																						
HV	Veteran	Yes	999,999	64,969																																																						
Bk/Pg	Grantor	Date	Price	Code																																																						
/	POTTER, JOHN G &	11/12/2021	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>98.320</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td></td> <td>Land Value</td> <td>78</td> <td>74</td> <td>11%</td> <td>8</td> <td>Assessed</td> <td>64,969</td> <td>6,387.75</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>621,499</td> <td>590,548</td> <td></td> <td>64,961</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>569,450</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>64,969</td> <td>-5,738.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>621,577</td> <td>590,622</td> <td></td> <td>64,969</td> <td>Total Taxable</td> <td>0</td> <td>650.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax	Remove Cap		Land Value	78	74	11%	8	Assessed	64,969	6,387.75	Year Frozen		Improvements	621,499	590,548		64,961	Penalty	0		Uncapped Value	569,450	Mobile Home	0	0		0	Exemption	64,969	-5,738.00	TIF Project ID	0	Total Value	621,577	590,622		64,969	Total Taxable	0	650.00
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	98.320	Current Tax																																																		
Remove Cap		Land Value	78	74	11%	8	Assessed	64,969	6,387.75																																																	
Year Frozen		Improvements	621,499	590,548		64,961	Penalty	0																																																		
Uncapped Value	569,450	Mobile Home	0	0		0	Exemption	64,969	-5,738.00																																																	
TIF Project ID	0	Total Value	621,577	590,622		64,969	Total Taxable	0	650.00																																																	
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>2025-660106457</td> <td>POTTER, DAVID & LYNSEY</td> <td>94</td> <td>110,511</td> <td>2262</td> <td></td> <td>23.00</td> </tr> <tr> <td>2024</td> <td>2024-660106457</td> <td>POTTER, DAVID & LYNSEY</td> <td>94</td> <td>113,542</td> <td>2196</td> <td></td> <td>35.00</td> </tr> <tr> <td>2023</td> <td>2023-660106457</td> <td>POTTER, DAVID & LYNSEY</td> <td>94</td> <td>94,135</td> <td>2132</td> <td></td> <td>34.00</td> </tr> <tr> <td>2022</td> <td>2022-660106457</td> <td>POTTER, DAVID & LYNSEY</td> <td>94</td> <td>29,150</td> <td>2070</td> <td></td> <td>33.00</td> </tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660106457	POTTER, DAVID & LYNSEY	94	110,511	2262		23.00	2024	2024-660106457	POTTER, DAVID & LYNSEY	94	113,542	2196		35.00	2023	2023-660106457	POTTER, DAVID & LYNSEY	94	94,135	2132		34.00	2022	2022-660106457	POTTER, DAVID & LYNSEY	94	29,150	2070		33.00									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																			
2025	2025-660106457	POTTER, DAVID & LYNSEY	94	110,511	2262		23.00																																																			
2024	2024-660106457	POTTER, DAVID & LYNSEY	94	113,542	2196		35.00																																																			
2023	2023-660106457	POTTER, DAVID & LYNSEY	94	94,135	2132		34.00																																																			
2022	2022-660106457	POTTER, DAVID & LYNSEY	94	29,150	2070		33.00																																																			



Rogers

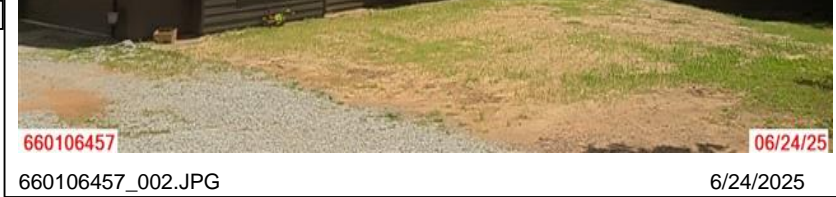
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:48:57
 Page 2

Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	5 - Very Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,414 / 4,095
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,414
Fixture/RghIn	/
Bed/F/H Bath	3 / 4.0 /
Basement Area	
Garage Type	571 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1



660106457_002.JPG 6/24/2025

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	102.22	Total Misc Impr	+ 9,578	Garage Cost	+ 38,188	Total RCN	= 575,202
Roofing Adj	+ 3.90	Depreciation (1%)	- 5,752	Lump Sums	+ 0	RCNLD	= 569,450
Subfloor Adj	+ -2.72	Lot Value	+ 569,450	Indicated Value	= 569,450	Value Per SqFt	139.06
Heat/Cool Adj	+ 18.45						
Plumbing Adj	+ 6.95						
Basement Adj	+ 0.00						
Adj Base Cost	= 128.80						
Total Area	x 4,095						
Adjusted Cost	= 527,436						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	569,450		
Lot Value		569,450	139.06 Per SqFt
Indicated Value			
Agland Value	78		
Site Improvements	52,049		
Total Value	1,191,027	290.85	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	173599	234		234	36.16		8,461
PRCH	Porch	173600	6x5		30	37.23		1,117



Rogers



Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:48:57
Page 4

660106457

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x50x0			2,000
	Qual	3	Cond 3	Year 2017	Eff Age 7	
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (26.81 x 2,000)		53,620	53,620	2,681	50,939
	LT	LEAN-TO	8x50x0			400
	Qual	3	Cond 3	Year 2017	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 400)		1,168	1,168	58	1,110



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:48:57
Page 5

Agland Inventory

660106457

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
HC	HECTOR STONY SANDY LOAM	TMBR	20			1.773	36	36	64	64
HLC	HECTOR-LINKER FINE SANDY	TMBR	35			.227	63	63	14	14
TMBR Totals						2.000			78	78
Total Agland						2.000			78	78