



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:30:23
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Assessment Data					Primary Image				
Account	660109579								
Parcel ID	22N16E-29-3-00000-001-0000								
Cadastral ID	29-22-16-00610								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 1							
Tax Area	10 - OOLOGAH RURAL/NW FIRE								
Name ID	310738								
WINSBY, TRAVIS L & ANTHIA L									
17955 S HWY 88 CLAREMORE OK 74017-0000									
Parcel Location									
Situs	17955 S HWY 88								
Subdivision									
Lot/Block	/	Parcel Size 5.82 - Acres							
Sec/Twn/Rng	29 / 22 / 16 / 3								
Neighborhood	2116 - UNPLATTED								
School District	S004 - OOLOGAH SCHOOLS								
Legal Description Lat/Long: 36.35403591 -95.61810115									
TR DESC 2024-012960 AS COMM SW/C S2 SW SW; S89.4801E 128.50' TO POB; N00.0218W 366.87'; N89.5227E 311.31'; S87.1056E 386.52'; S00.0218E 350.98'; N89.4801W 697.36' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R25 156	NEW SFR 2833 SQ FT	05/2025	10/2025	300,000					
S24	S25 SPLIT	12/2024	05/2025						
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code
/					/	HOLLINGSWORTH, CHARLES DAVID &	10/17/2024	0	4
/					/	HOLLINGSWORTH, CHARLES DAVID	10/01/2024	0	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap		Land Value	174,054	65,074	11%	7,158	Assessed	39,387	4,260.95
Year Frozen		Improvements	292,991	292,991		32,229	Penalty	0	
Uncapped Value	292,991	Mobile Home	0	0		0	Exemption	1,000	-94.00
TIF Project ID	0	Total Value	467,045	358,065		39,387	Total Taxable	38,387	4,167.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660109579	WINSBY, TRAVIS L & ANTHIA L			10	73,015	0	6,950	751.00



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Lot Data		Square-Foot - NBHD 2116 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		4
			0
Method	Square-Foot		
Base Lot Value	255,262.00 x .36 = 91,128		
Factor Value	82,926		
Adjustments	0.0000		
Lot Value	174,054		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	2,030 / 2,030
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	2,030
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	856 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	98.88	Total Misc Impr	+ 19,414
Roofing Adj	+ 5.49	Garage Cost	+ 31,963
Subfloor Adj	+ -2.19	Total RCN	= 295,951
Heat/Cool Adj	+ 12.64	Depreciation (1%)	- 2,960
Plumbing Adj	+ 5.66	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 292,991
Adj Base Cost	= 120.48	Lot Value	+ 174,054
Total Area	x 2,030	Indicated Value	= 467,045
Adjusted Cost	= 244,574	Value Per SqFt	230.07

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	292,991		
Lot Value	174,054		
Indicated Value	467,045	230.07	Per SqFt
Agland Value			
Site Improvements			
Total Value	467,045	230.07	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	178474	18x6		108	26.59		2,872
PATC	Patio - Covered	178475	30x18		540	15.05		8,127
FPR1	Fireplace - Residential 1 Story			1 2025	1	5,615.40		5,615
GENR	Generator - Residential Standby			1 2025	1	2,800.00		2,800



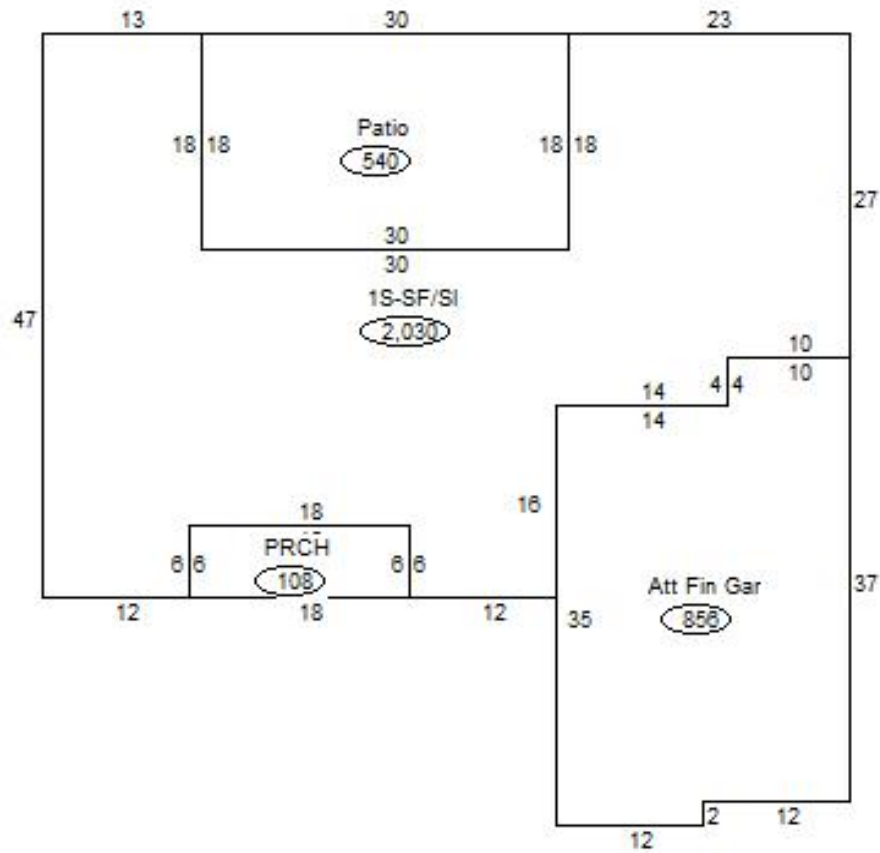
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,030	1.000	2,030
2	G	5		20	Att Fin Gar	856	1.000	856
3	M	PRCH		20	PRCH	108	1.000	108
4	M	PATC		20	Patio	540	1.000	540
Total Building Area						2,030		2,030