




# 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> 660110182<br><b>Parcel ID</b> 23N16E-14-4-00000-013-0000<br><b>Cadastral ID</b> 14-23-16-01221<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> RR VI Area 2<br><b>Tax Area</b> 71 - CHELSEA RURAL/FOYIL FIRE<br><b>Name ID</b> 347163<br>JAMES, MICHAEL B & KANDY L<br><br>9608 S 4180 RD<br>CLAREMORE OK 74017-0000<br><br><b>Parcel Location</b><br><b>Situs</b> 09608 S 4180 RD<br><b>Subdivision</b><br><b>Lot/Block</b> / <b>Parcel Size</b> 2 - Acres<br><b>Sec/Twn/Rng</b> 14 / 23 / 16 / 4<br><b>Neighborhood</b> 4050 - CHELSEA FOYIL RURAL<br><b>School District</b> S003 - CHELSEA SCHOOLS   |                                  |                            |          |             |  <p>660110182 11/18/25</p> <p>660110182_001.JPG 11/18/2025</p> |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| <b>Legal Description</b> Lat/Long: 36.47328222 -95.56236262<br>TR DESC 2025-005096 AS COMM NE/C NE SE; S01.2327E 452.09' TO POB; S01.22327E 208.71'; S88.2033W 417.42'; N01.2327W 208.7'; N88 2033E 417.42' TO POB.  |                                  |                            |          |             |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| <b>Exemptions</b> <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>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>   |                                  |                            |          |             | Code   | Type             | Active        | Maximum         | Exemption   | H          | Homestead     | Yes        | 1,000       | 1,000          | <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>R25 185</td> <td>NEW DTCH ACC BLDG 30X40</td> <td>06/2025</td> <td></td> <td>22,000</td> </tr> <tr> <td>S25</td> <td>S26 SPLIT</td> <td>05/2025</td> <td>06/2025</td> <td></td> </tr> <tr> <td>R25 149</td> <td>NEW MANUFACTURED HOME 28X68</td> <td>05/2025</td> <td>11/2025</td> <td>240,000</td> </tr> </tbody> </table> |            |        |        |     | Number | Description | Opened          | Closed      | Amount | R25 185      | NEW DTCH ACC BLDG 30X40 | 06/2025 |  | 22,000 | S25     | S26 SPLIT | 05/2025        | 06/2025 |             | R25 149 | NEW MANUFACTURED HOME 28X68 | 05/2025 | 11/2025 | 240,000   |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Code   | Type                             | Active                     | Maximum  | Exemption   |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| H  | Homestead                        | Yes                        | 1,000    | 1,000       |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Number   | Description                      | Opened                     | Closed   | Amount      |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| R25 185  | NEW DTCH ACC BLDG 30X40          | 06/2025                    |          | 22,000      |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| S25  | S26 SPLIT                        | 05/2025                    | 06/2025  |             |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| R25 149  | NEW MANUFACTURED HOME 28X68      | 05/2025                    | 11/2025  | 240,000     |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| <b>Parcel Valuation</b> <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>95.740</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2026</td> <td>Land Value</td> <td>19,999</td> <td>19,999</td> <td>11%</td> <td>2,200</td> <td>Assessed</td> <td>24,256 2,322.27</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>200,510</td> <td>Mobile Home</td> <td>200,510</td> <td>200,510</td> <td></td> <td>22,056</td> <td>Exemption</td> <td>1,000 -82.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>220,509</td> <td>220,509</td> <td></td> <td>24,256</td> <td>Total Taxable</td> <td>23,256 2,240.00</td> </tr> </tbody> </table> |                                  |                            |          |             | Source   | REAL             | Fair Cash     | Capped          | Asmnt Level | Assessed   | Levy Rate     | 95.740     | Current Tax | Remove Cap     | 2026   | Land Value | 19,999 | 19,999 | 11% | 2,200  | Assessed    | 24,256 2,322.27 | Year Frozen |        | Improvements | 0                       | 0       |  | 0      | Penalty | 0         | Uncapped Value | 200,510 | Mobile Home | 200,510 | 200,510                     |         | 22,056  | Exemption | 1,000 -82.00 | TIF Project ID | 0 | Total Value | 220,509 | 220,509 |  | 24,256 | Total Taxable | 23,256 2,240.00 | <b>Sale History</b> <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>CRABBS, DEVIN ALLEN &amp; ALLISON-NI</td> <td>04/17/2025</td> <td>20,000</td> <td>20</td> </tr> </tbody> </table> |  |  |  |  | Bk/Pg | Grantor | Date | Price | Code | / | CRABBS, DEVIN ALLEN & ALLISON-NI | 04/17/2025 | 20,000 | 20 |
| Source   | REAL                             | Fair Cash                  | Capped   | Asmnt Level | Assessed   | Levy Rate        | 95.740        | Current Tax     |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Remove Cap   | 2026                             | Land Value                 | 19,999   | 19,999      | 11%  | 2,200            | Assessed      | 24,256 2,322.27 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Year Frozen  |                                  | Improvements               | 0        | 0           |  | 0                | Penalty       | 0               |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Uncapped Value   | 200,510                          | Mobile Home                | 200,510  | 200,510     |  | 22,056           | Exemption     | 1,000 -82.00    |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| TIF Project ID   | 0                                | Total Value                | 220,509  | 220,509     |  | 24,256           | Total Taxable | 23,256 2,240.00 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Bk/Pg  | Grantor                          | Date                       | Price    | Code        |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| /  | CRABBS, DEVIN ALLEN & ALLISON-NI | 04/17/2025                 | 20,000   | 20          |  |                  |               |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| <b>Assessment History</b> <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>2025-660110182</td> <td>JAMES, MICHAEL B &amp; KANDY L</td> <td>71</td> <td>288</td> <td>0</td> <td>32</td> <td>3.00</td> </tr> </tbody> </table>  |                                  |                            |          |             | Tax Year   | Statement Number | Billed Owner  | Tax Area        | Total Value | Exemptions | Taxable Value | Billed Tax | 2025        | 2025-660110182 | JAMES, MICHAEL B & KANDY L   | 71         | 288    | 0      | 32  | 3.00   |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| Tax Year   | Statement Number                 | Billed Owner               | Tax Area | Total Value | Exemptions   | Taxable Value    | Billed Tax    |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |
| 2025   | 2025-660110182                   | JAMES, MICHAEL B & KANDY L | 71       | 288         | 0  | 32               | 3.00          |                 |             |            |               |            |             |                |  |            |        |        |     |        |             |                 |             |        |              |                         |         |  |        |         |           |                |         |             |         |                             |         |         |           |              |                |   |             |         |         |  |        |               |                 |   |  |  |  |  |       |         |      |       |      |   |                                  |            |        |    |



# Rogers

## Assessment Property Record Card for Tax Year 2026

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| Lot Data                   |                          | Square-Foot - NBHD 4050 #1 |          | Primary Image        |                                  |           |      |       |
|----------------------------|--------------------------|----------------------------|----------|----------------------|----------------------------------|-----------|------|-------|
| Lot Size                   |                          |                            |          |                      |                                  |           |      |       |
| Lot Count                  |                          |                            |          |                      |                                  |           |      |       |
| Units Buildable            |                          |                            |          |                      |                                  |           |      |       |
| Non-Ag Acres               | 2.0001                   |                            |          |                      |                                  |           |      |       |
| Topography                 |                          |                            |          |                      |                                  |           |      |       |
| Street Access              |                          |                            |          |                      |                                  |           |      |       |
| Utilities                  |                          |                            |          |                      |                                  |           |      |       |
| Amenities                  | LAND QUALITY             |                            |          |                      |                                  |           |      |       |
| Method                     | Square-Foot              |                            |          |                      |                                  |           |      |       |
| Base Lot Value             | 87,125.00 x .38 = 33,106 |                            |          |                      |                                  |           |      |       |
| Factor Value               |                          |                            |          | GRM Approach         |                                  |           |      |       |
| Adjustments                | 0.6041                   |                            |          | GRM Code             |                                  |           |      |       |
| Lot Value                  | 19,999                   |                            |          | Gross Rent           | 0.00                             |           |      |       |
| Residential Data           |                          |                            |          | Indicated Value      |                                  |           |      |       |
| Type                       |                          |                            |          | Multiple Regression  |                                  |           |      |       |
| Condition                  | -                        |                            |          | MRA Code             |                                  |           |      |       |
| Quality                    | -                        |                            |          | Adusted R            |                                  |           |      |       |
| Architecture               |                          |                            |          | Indicated Value      |                                  |           |      |       |
| Style                      |                          |                            |          | Direct Comparables   |                                  |           |      |       |
| Exterior Wall              |                          |                            |          | Selection Model      | 1 Res                            |           |      |       |
| Base/Total Area /          |                          |                            |          | Adjustment Model     | A2 AO Test                       |           |      |       |
| Style                      |                          |                            |          | Comparables          |                                  |           |      |       |
| HVAC                       |                          |                            |          | Indicated Value      |                                  |           |      |       |
| Roof Cover                 |                          |                            |          | Value Reconciliation |                                  |           |      |       |
| Area on Slab               |                          |                            |          | Selected Approach    | Cost Approach                    |           |      |       |
| Fixture/RghIn /            |                          |                            |          | Improvements         |                                  |           |      |       |
| Bed/F/H Bath / /           |                          |                            |          | Lot Value            | 19,999                           |           |      |       |
| Basement Area              |                          |                            |          | Indicated Value      | 19,999 0.00 Per SqFt             |           |      |       |
| Garage Type                |                          |                            |          | Agland Value         |                                  |           |      |       |
| Remodel                    |                          |                            |          | Site Improvements    |                                  |           |      |       |
| Year/Eff Age /             |                          |                            |          | Total Value          | 19,999 0.00 Total Value Per SqFt |           |      |       |
| Cost Approach              |                          | Manual : 01/2025           |          |                      |                                  |           |      |       |
| Base Cost                  | 0.00                     | Total Misc Impr            | + 0      |                      |                                  |           |      |       |
| Roofing Adj                | + 0.00                   | Garage Cost                | + 0      |                      |                                  |           |      |       |
| Subfloor Adj               | + 0.00                   | Total RCN                  | = 0      |                      |                                  |           |      |       |
| 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                  | + 19,999 |                      |                                  |           |      |       |
| Total Area                 | x                        | Indicated Value            | = 19,999 |                      |                                  |           |      |       |
| Adjusted Cost              | = 0                      | Value Per SqFt             | 0.00     |                      |                                  |           |      |       |
| Miscellaneous Improvements |                          |                            |          |                      |                                  |           |      |       |
| Code                       | Description              | Sketch ID                  | Size     | Year                 | Units                            | Unit Cost | Depr | Value |



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| Lot Data   |  | Primary Image   |                                      |
|--|--|---|--------------------------------------|
| Lot Size<br>Lot Count<br>Units Buildable<br>Non-Ag Acres<br>Topography<br>Street Access<br>Utilities<br>Amenities LAND QUALITY<br><br>Method<br>Base Lot Value<br>Factor Value<br>Adjustments<br>Lot Value   |  |   |                                      |
| <b>Residential Data</b><br>Type 6 Mobile Home 68 x 28<br>Condition 5 - Very Good<br>Quality 4.6 - Good<br>Architecture 2DW EXCP DWIDE MH - GOOD<br>Style 100% Double Wide<br>Exterior Wall 100% Frame, Siding, Wood<br>Base/Total Area 1,904 / 1,904<br>Style 100% Double Wide<br>HVAC 100% Warmed & Cooled Air<br>Roof Cover 1 Composition Shingle<br>Area on Slab 0<br>Fixture/RghIn /<br>Bed/F/H Bath / /<br>Basement Area<br>Garage Type<br>Remodel<br>Year/Eff Age 2026 / |  |   |                                      |
|  |  | <b>GRM Approach</b><br>GRM Code<br>Gross Rent 0.00<br>Indicated Value   |                                      |
|  |  | <b>Multiple Regression</b><br>MRA Code<br>Adjusted R<br>Indicated Value   |                                      |
|  |  | <b>Direct Comparables</b><br>Selection Model 1 Res<br>Adjustment Model A2 AO Test<br>Comparables<br>Indicated Value   |                                      |
| <b>Cost Approach</b> Manual : 01/2025  |  | <b>Value Reconciliation</b>   |                                      |
| Base Cost 85.43<br>Roofing Adj + 3.69<br>Subfloor Adj + 0.00<br>Heat/Cool Adj + 3.35<br>Plumbing Adj + 12.84<br>Basement Adj + 0.00<br>Adj Base Cost = 105.31<br><br>Total Area x 1,904<br>Adjusted Cost = 200,510   | Total Misc Impr + 0<br>Garage Cost +<br>Total RCN = 200,510<br>Depreciation ( 0%) - 0<br>Lump Sums + 0<br>RCNLD = 200,510<br>Lot Value +<br><br>Indicated Value = 200,510<br>Value Per SqFt 105.31 | Selected Approach Cost Approach<br>Improvements 200,510<br>Lot Value<br>Indicated Value 200,510 105.31 Per SqFt<br>Agland Value<br>Site Improvements<br>Total Value 200,510 105.31 Total Value Per SqFt |                                      |
| <b>Miscellaneous Improvements</b>  |  |   |                                      |
| Code   | Description  | Sketch ID   | Size Year Units Unit Cost Depr Value |



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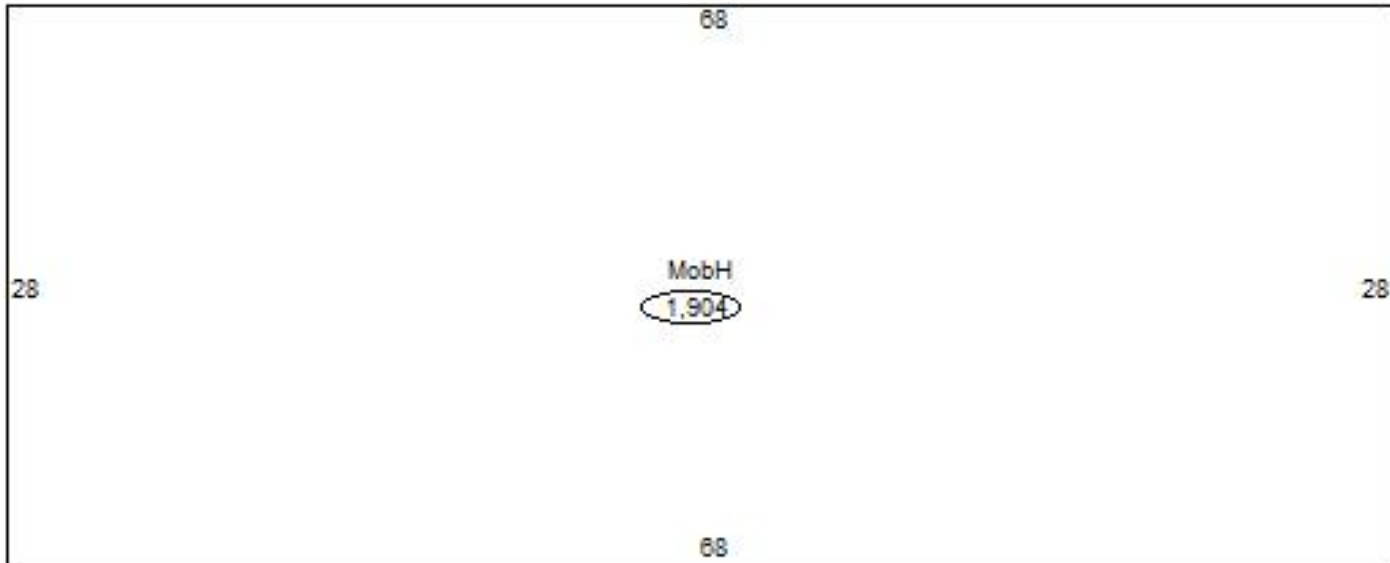
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### Sketch Image

660110182



### Sketch Vector Information

| Sequence                   | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1                          | R    | 14   |            | 13    | MobH          | 1,904     | 1.000      | 1,904      |
| <b>Total Building Area</b> |      |      |            |       |               | 1,904     |            | 1,904      |