




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
Account 660004635 Parcel ID 000000-00-0-00624-001-0025 Cadastral ID 05-22-15-04850 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 349132 DENNIS, KALEY & CHARLES III 5950 E EVERETTS POINT OOLOGAH OK 74053-0000 Parcel Location Situs 05950 EVERETTS Subdivision PRAIRIE ACRES Lot/Block 0025 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 22 / 15 / 5 Neighborhood 1066 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS					 <p>\\tsclient\T\TOMMY DUNLAP\New folder (45)\IMG_0070.JPG 4/8/2022</p>																																																	
Legal Description Lat/Long: 36.41649572 -95.72278830																																																						
LOT 25 BLOCK 1 PRAIRIE ACRES					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					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
					/	WELLS, SHANNON & JACKIE DALE	12/31/2025	236,000	YES																																													
					/	WINKLE, JOHNNY	10/10/2023	200,000	YES																																													
					2146/80	LYNCH, KEVIN R	12/13/2010	66,000	10																																													
					1387/619	GULL, CARL R & HELEN L	06/17/2002	98,500	YES																																													
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>108.182</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2026</td> <td>Land Value 107,680</td> <td>107,680</td> <td>11%</td> <td>11,845</td> <td>Assessed</td> <td>25,960</td> <td>2,808.39</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 128,320</td> <td>128,320</td> <td> </td> <td>14,115</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 236,000</td> <td>236,000</td> <td> </td> <td>25,960</td> <td>Total Taxable</td> <td>25,960</td> <td>2,808.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	Remove Cap	2026	Land Value 107,680	107,680	11%	11,845	Assessed	25,960	2,808.39	Year Frozen	0	Improvements 128,320	128,320		14,115	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 236,000	236,000		25,960	Total Taxable	25,960	2,808.00
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax																																														
Remove Cap	2026	Land Value 107,680	107,680	11%	11,845	Assessed	25,960	2,808.39																																														
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TIF Project ID	0	Total Value 236,000	236,000		25,960	Total Taxable	25,960	2,808.00																																														
Assessment History																																																						
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																													
2025	2025-660004635	WELLS, SHANNON & JACKIE DALE			10	185,513	0	20,407	2,208.00																																													
2024	2024-660004635	WELLS, SHANNON & JACKIE DALE			10	200,839	0	22,092	2,314.00																																													
2023	2023-660004635	WINKLE, JOHNNY			10	68,070	0	7,488	779.00																																													
2022	2022-660004635	WINKLE, JOHNNY			10	70,139	0	7,715	799.00																																													
2021	2021-660004635	WINKLE, JOHNNY			10	72,886	0	8,017	836.00																																													
2020	2020-660004635	WINKLE, JOHNNY			10	71,796	0	7,898	835.00																																													
2019	2019-660004635	WINKLE, JOHNNY			10	70,074	0	7,708	800.00																																													
2018	2018-660004635	WINKLE, JOHNNY			10	79,930	0	8,792	944.00																																													
2017	2017-660004635	WINKLE, JOHNNY			10	79,313	0	8,724	992.00																																													
2016	2016-660004635	WINKLE, JOHNNY			10	77,364	0	8,510	881.00																																													
2015	2015-660004635	WINKLE, JOHNNY			10	75,328	0	8,286	812.00																																													
2014	2014-660004635	WINKLE, JOHNNY			10	77,359	0	8,509	832.00																																													
2013	2013-660004635	WINKLE, JOHNNY			10	77,947	0	8,504	805.00																																													



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Lot Data	Square-Foot - NBHD 1066 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	5000	
Non-Ag Acres	1.1177	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	48,687.00 x 1.00 = 48,814	
Factor Value		
Adjustments	2.2059	
Lot Value	107,680	

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,543 / 1,543
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	625 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1970 / 38

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	168,215	109.02	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	106.28	Total Misc Impr	+	24,930			
Roofing Adj	+ 4.48	Garage Cost	+	16,363			
Subfloor Adj	+ 1.15	Total RCN	=	242,114			
Heat/Cool Adj	+ 11.47	Depreciation (47%)	-	113,794			
Plumbing Adj	+ 6.77	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	128,320			
Adj Base Cost	= 130.15	Lot Value	+	107,680			
Total Area	x 1,543	Indicated Value	=	236,000			
Adjusted Cost	= 200,821	Value Per SqFt		152.95			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	128,320		
Lot Value	107,680		
Indicated Value	236,000	152.95	Per SqFt
Agland Value			
Site Improvements			
Total Value	236,000	152.95	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	11884		126	126	23.85		3,005
EPSW	ENCLOSED PORCH - SOLID WALL	11885	20x10		200	61.95		12,390
PRCH	SLAB PORCH - COVERED	11886		188	188	23.61		4,439



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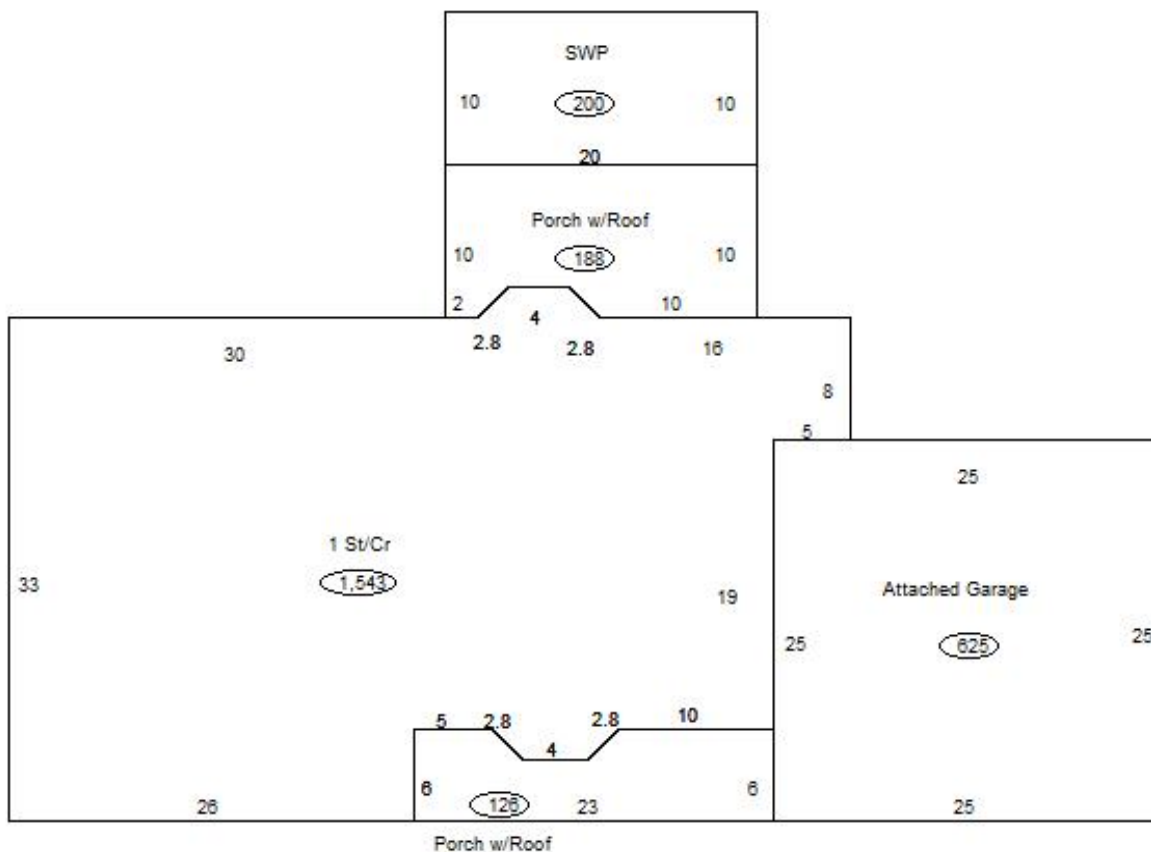
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Sketch Image

660004635



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,543	1.000	1,543
2	G	1		13	Attached Garage	625	1.000	625
3	M	PRCH		13	SLBC	126	1.000	126
4	M	EPSW		13	EPSW	200	1.000	200
5	M	PRCH		13	SLBC	188	1.000	188
Total Building Area						1,543		1,543