



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 660020638 Parcel ID 23N14E-24-4-00000-000-0000 Cadastral ID 24-23-14-00110 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 328889 CAGLE, JASON FREDRICK & CAROLINE WONG 10820 S 4070 RD OOLOGAH OK 74053-0000 Parcel Location Situs 10820 S 4070 RD Subdivision Lot/Block / Parcel Size 20 - Acres Sec/Twn/Rng 24 / 23 / 14 / 4 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS | | | | | <p>\\tsclient\T\TOMMY DUNLAP\New folder (484)\IMG_0002.JPG 7/18/2025</p> | | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.45702853 -95.76071637 | | | | | | | | | | | | | | | | | | | |
| S2 NE SE | | | | | 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 | | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | / | ROBISON, CAROL | 08/23/2019 | 525,000 | YES | | | | | | | | | | |
| | | | | | / | ROBISON, RANDALL K & | 07/26/2018 | 0 | 4 | | | | | | | | | | |
| | | | | | 1907/170 | ROBISON, CAROL S & | 10/08/2007 | 0 | 4 | | | | | | | | | | |
| | | | | | 1099/670 | BOYD, JESS A JR & BILLIE | 02/05/1998 | 290,000 | No | | | | | | | | | | |
| | | | | | 799/573 | | | 58,000 | No | | | | | | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | | | | | | |
| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 108.182 | Current Tax | | | | | | | | | | |
| Remove Cap | 2020 | | Land Value | 2,275 | 2,275 | 11% | 250 | Assessed | 60,515 6,546.61 | | | | | | | | | | |
| Year Frozen | 0 | | Improvements | 554,008 | 547,866 | | 60,265 | Penalty | 0 | | | | | | | | | | |
| Uncapped Value | 0 | | Mobile Home | 0 | 0 | | 0 | Exemption | 1,000 -95.00 | | | | | | | | | | |
| TIF Project ID | 0 | | Total Value | 556,283 | 550,141 | | 60,515 | Total Taxable | 59,515 6,452.00 | | | | | | | | | | |
| Assessment History | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | |
| 2025 | 2025-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 538,981 | 0 | 58,753 | 6,356.00 | | | | | | | | | | |
| 2024 | 2024-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 560,604 | 0 | 57,042 | 5,974.00 | | | | | | | | | | |
| 2023 | 2023-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 528,494 | 0 | 55,380 | 5,759.00 | | | | | | | | | | |
| 2022 | 2022-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 522,589 | 0 | 53,767 | 5,566.00 | | | | | | | | | | |
| 2021 | 2021-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 474,560 | 0 | 52,201 | 5,442.00 | | | | | | | | | | |
| 2020 | 2020-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 465,772 | 0 | 51,235 | 5,420.00 | | | | | | | | | | |
| 2019 | 2019-660020638 | CAGLE, JASON FREDRICK & | | | 10 | 415,927 | 1000 | 44,752 | 4,659.00 | | | | | | | | | | |
| 2018 | 2018-660020638 | ROBISON, CAROL | | | 10 | 429,614 | 1000 | 44,388 | 4,781.00 | | | | | | | | | | |
| 2017 | 2017-660020638 | ROBISON, RANDALL K & | | | 10 | 424,825 | 1000 | 43,066 | 4,910.00 | | | | | | | | | | |
| 2016 | 2016-660020638 | ROBISON, RANDALL K & | | | 10 | 413,073 | 1000 | 41,782 | 4,341.00 | | | | | | | | | | |
| 2015 | 2015-660020638 | ROBISON, RANDALL K & | | | 10 | 400,477 | 1000 | 40,536 | 3,984.00 | | | | | | | | | | |
| 2014 | 2014-660020638 | ROBISON, RANDALL K & | | | 10 | 406,078 | 1000 | 39,327 | 3,860.00 | | | | | | | | | | |
| 2013 | 2013-660020638 | ROBISON, RANDALL K & | | | 10 | 379,585 | 1000 | 38,153 | 3,622.00 | | | | | | | | | | |



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| Lot Data | |
|---|-----------------|
| Units-Buildable - OOLOGAH RURAL (UNITS BUILDABLE) | |
| Lot Size | |
| Lot Count | |
| Units Buildable | |
| Non-Ag Acres | 0 |
| Topography | |
| Street Access | |
| Utilities | |
| Amenities | LAND QUALITY |
| Method | Units-Buildable |
| Base Lot Value | |
| Factor Value | |
| Adjustments | |
| Lot Value | |



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| Residential Data | |
|------------------|----------------------------------|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 4 - Good |
| Architecture | |
| Style | 100% 1 1/2 Story Finished |
| Exterior Wall | 100% Veneer, Masonry |
| Base/Total Area | 1,927 / 2,885 |
| Style | 100% 1 1/2 Story Finished |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 0 |
| Fixture/RghIn | 14 / |
| Bed/F/H Bath | 3 / 3.0 / |
| Basement Area | |
| Garage Type | 618 Attached Garage - Unfinished |
| Remodel | |
| Year/Eff Age | 1997 / 22 |

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

| Multiple Regression | |
|---------------------|--|
| MRA Code | |
| Adusted R | |
| Indicated Value | |

| Direct Comparables | |
|--------------------|-------------|
| Selection Model | A Adam Test |
| Adjustment Model | A2 AO Test |
| Comparables | |
| Indicated Value | |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|---------------------|-----------|------------------|--|--|--|
| Base Cost | 102.54 | Total Misc Impr | + 25,785 | | | | |
| Roofing Adj | + 4.08 | Garage Cost | + 28,675 | | | | |
| Subfloor Adj | + 0.00 | Total RCN | = 434,299 | | | | |
| Heat/Cool Adj | + 16.31 | Depreciation (26%) | - 112,918 | | | | |
| Plumbing Adj | + 8.73 | Lump Sums | + 0 | | | | |
| Basement Adj | + 0.00 | RCNLD | = 321,381 | | | | |
| Adj Base Cost | = 131.66 | Lot Value | + 111.40 | | | | |
| Total Area | x 2,885 | Indicated Value | = 321,381 | | | | |
| Adjusted Cost | = 379,839 | Value Per SqFt | 111.40 | | | | |

| Value Reconciliation | | | |
|----------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 321,381 | | |
| Lot Value | | | |
| Indicated Value | 321,381 | 111.40 | Per SqFt |
| Agland Value | 2,275 | | |
| Site Improvements | 66,360 | | |
| Total Value | 390,016 | 135.19 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------|-----------|------|------|-------|-----------|------|--------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | SLAB PORCH - COVERED | 50626 | 395 | | 395 | 31.64 | | 12,498 |
| PRCH | SLAB PORCH - COVERED | 50627 | 421 | | 421 | 31.56 | | 13,287 |



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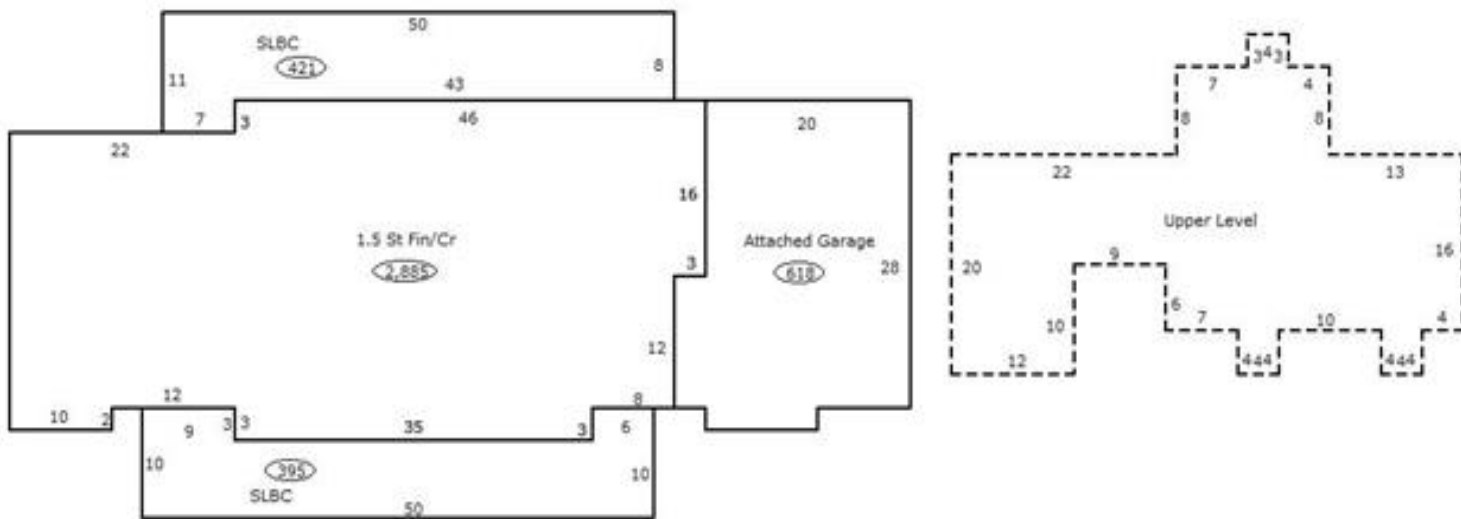
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|-----------------|-----------|------------|------------|
| 1 | R | 5 | Crawl | 13 | 1.5 St Fin/Cr | 1,927 | 1.497 | 2,885 |
| 2 | G | 1 | | 13 | Attached Garage | 618 | 1.000 | 618 |
| 3 | M | PRCH | | 13 | SLBC | 395 | 1.000 | 395 |
| 4 | M | PRCH | | 13 | SLBC | 421 | 1.000 | 421 |
| 5 | U | ^UL | Overhang | 13 | Upper Level | 958 | 1.000 | 958 |
| Total Building Area | | | | | | 1,927 | | 2,885 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units | |
|---|---------------------------|---------------|-----------------------|------------|--------------------------------|--------------|--------|
|  | UTIL | SHOP BUILDING | 0x0x0 | | | 1,170 | |
| | Qual 2 | Cond 3 | Year | Eff Age | | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (25% Phys/ % Func) | RCNLD | |
| | Base Cost (30.41 x 1,170) | | 35,580 | | 35,580 | 8,895 | 26,685 |
|  | BARN | BARN | 0x0x0 | | | 1,530 | |
| | Qual 3 | Cond 3 | Year | Eff Age | | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (40% Phys/ % Func) | RCNLD | |
| | Base Cost (9.76 x 1,530) | | 14,933 | | 14,933 | 5,973 | 8,960 |
|  | LF | LOAFING SHED | 0x0x0 | | | 240 | |
| | Qual 3 | Cond 3 | Year | Eff Age | | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (30% Phys/ % Func) | RCNLD | |
| | Base Cost (4.26 x 240) | | 1,022 | | 1,022 | 307 | 715 |
|  | SG | SWIM-GUNITE | 0x0x0 | | | 1 | |
| | Qual 3 | Cond 3 | Year | Eff Age | | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (0% Phys/ % Func) | RCNLD | |
| | Base Cost (30,000.00 x 1) | | 30,000 | | 30,000 | | 30,000 |



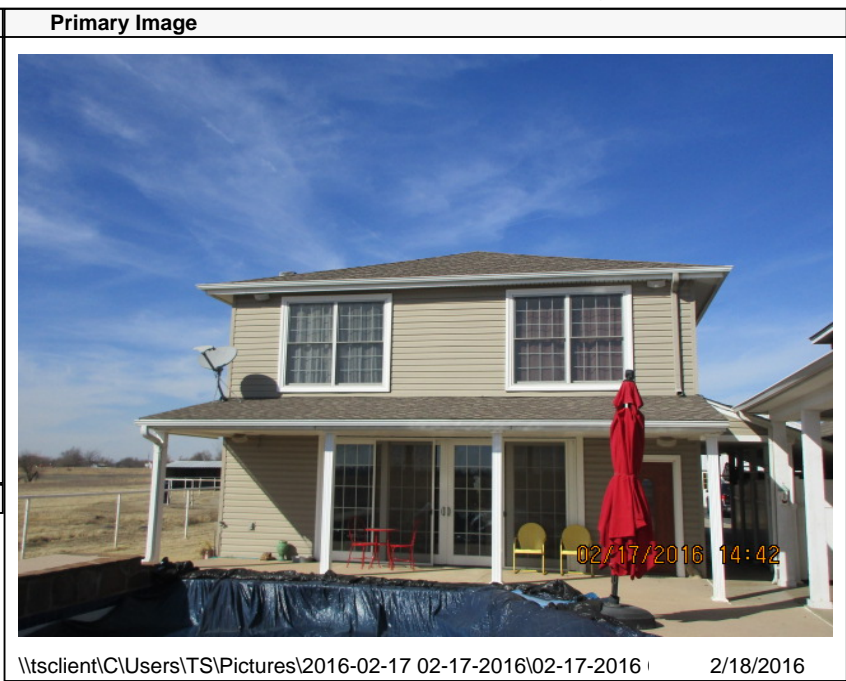
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| | |
|---|-----------------|
| Lot Data Units-Buildable - OOLOGAH RURAL (UNITS BUILDABLE) | |
| Lot Size | |
| Lot Count | |
| Units Buildable | |
| Non-Ag Acres | 0 |
| Topography | |
| Street Access | |
| Utilities | |
| Amenities | LAND QUALITY |
| Method | Units-Buildable |
| Base Lot Value | |
| Factor Value | |
| Adjustments | |
| Lot Value | |



\\tsclient\C\Users\TS\Pictures\2016-02-17 02-17-2016\02-17-2016 | 2/18/2016

| | |
|-------------------------|---------------------------|
| Residential Data | |
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 3 - Average |
| Architecture | |
| Style | 100% Two Story |
| Exterior Wall | 100% Frame, Siding, Vinyl |
| Base/Total Area | 900 / 1,640 |
| Style | 100% Two Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 900 |
| Fixture/RghIn | 7 / |
| Bed/F/H Bath | 3 / 1.5 / |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 2009 / 13 |

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

| | |
|----------------------------|-------------------------|
| Multiple Regression | |
| MRA Code | 1 Test |
| Adusted R | 0.8445 |
| Indicated Value | 181,707 110.80 Per SqFt |

| | |
|---------------------------|-------------|
| Direct Comparables | |
| Selection Model | A Adam Test |
| Adjustment Model | A2 AO Test |
| Comparables | |
| Indicated Value | |

| | | | |
|----------------------|-----------|-------------------------|-----------|
| Cost Approach | | Manual : 01/2025 | |
| Base Cost | 84.10 | Total Misc Impr | + 19,699 |
| Roofing Adj | + 2.93 | Garage Cost | + |
| Subfloor Adj | + -1.35 | Total RCN | = 191,112 |
| Heat/Cool Adj | + 12.64 | Depreciation (13%) | - 24,845 |
| Plumbing Adj | + 6.20 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 166,267 |
| Adj Base Cost | = 104.52 | Lot Value | + |
| Total Area | x 1,640 | Indicated Value | = 166,267 |
| Adjusted Cost | = 171,413 | Value Per SqFt | 101.38 |

| | |
|-----------------------------|-------------------------------------|
| Value Reconciliation | |
| Selected Approach | Cost Approach |
| Improvements | 166,267 |
| Lot Value | |
| Indicated Value | 166,267 101.38 Per SqFt |
| Agland Value | |
| Site Improvements | |
| Total Value | 166,267 101.38 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 | 5,615.40 | | 5,615 |
| PRCH | SLAB PORCH - COVERED | 50630 | 30x9 | | 270 | 26.08 | | 7,042 |
| PRCH | SLAB PORCH - COVERED | 50631 | 30x9 | | 270 | 26.08 | | 7,042 |



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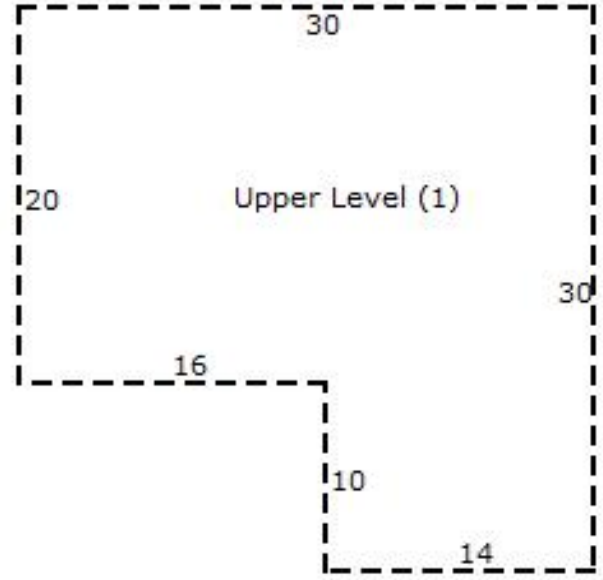
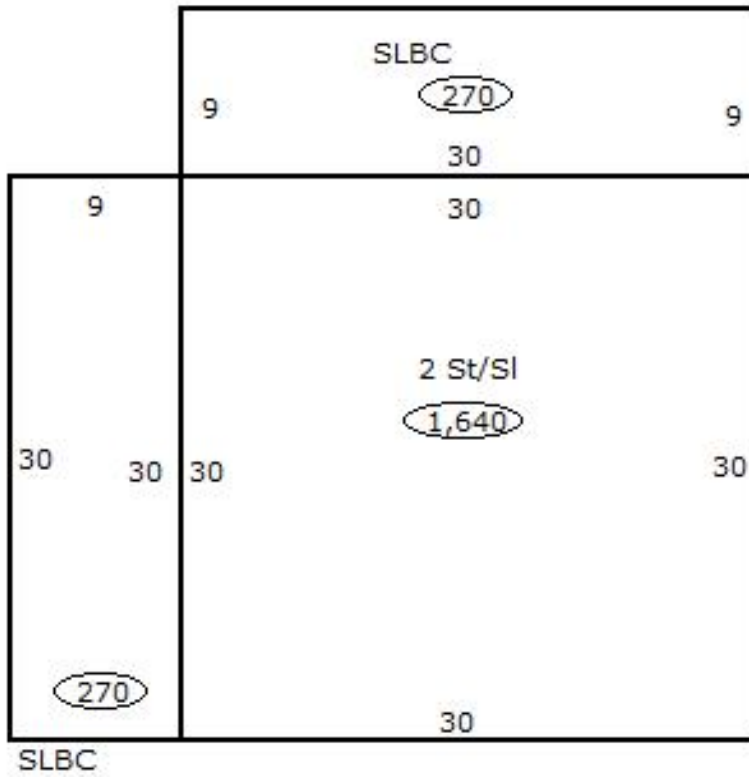
Date 04/17/2026

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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 | 2 | Slab | 13 | 2 St/Sl | 900 | 1.822 | 1,640 |
| 2 | M | PRCH | | 13 | SLBC | 270 | 1.000 | 270 |
| 3 | M | PRCH | | 13 | SLBC | 270 | 1.000 | 270 |
| 4 | U | ^UL | | 13 | Upper Level (1) | 740 | 1.000 | 740 |
| Total Building Area | | | | | | 900 | | 1,640 |



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Agland Inventory

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| Soi | Description | Land Use | LPI | Adj Type | Adj Code | Acres | Use/Acre | Mkt/Acre | Use Value | Market Value |
|-----------------------|---------------------------|----------|-----|----------|----------|--------|----------|----------|-----------|--------------|
| BDC2 | BATES-DENNIS SOILS 3-5% S | NTV PST | 59 | | | 12.000 | 142 | 142 | 1,699 | 1,699 |
| BR | BREAKS-ALLUVIAL LAND COMP | NTV PST | 30 | | | 8.000 | 72 | 72 | 576 | 576 |
| NTV PST Totals | | | | | | 20.000 | | | 2,275 | 2,275 |
| Total Agland | | | | | | 20.000 | | | 2,275 | 2,275 |