



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:52:45
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660022389 Parcel ID 23N15E-26-1-00000-000-0000 Cadastral ID 26-23-15-00300 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 314738 ASH, JAMES C JR 11041 S 4120 RD OOLOGAH OK 74053-0000 Parcel Location Situs 11041 S 4120 RD Subdivision Lot/Block / Parcel Size 1 - Acres Sec/Twn/Rng 26 / 23 / 15 / 1 Neighborhood 4020 - OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\C\Users\CB\Pictures\2020-06-04\IMG_0111.JPG 6/4/2020</p>																																																																																																																				
Legal Description Lat/Long: 36.45140276 -95.67126751 S 208.71' N 417.42' E 208.71' OF NW NE NE																																																																																																																									
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>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	H	Homestead	No	1,000		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																																																																																												
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
H	Homestead	No	1,000																																																																																																																						
Number	Description	Opened	Closed	Amount																																																																																																																					
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>2016</td> <td>Land Value</td> <td>31,719</td> <td>31,719</td> <td>11%</td> <td>3,489</td> <td>Assessed</td> <td>19,292 2,087.04</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>143,664</td> <td>143,664</td> <td></td> <td>15,803</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000 -94.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>175,383</td> <td>175,383</td> <td></td> <td>19,292</td> <td>Total Taxable</td> <td>18,292 1,993.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	Remove Cap	2016	Land Value	31,719	31,719	11%	3,489	Assessed	19,292 2,087.04	Year Frozen	0	Improvements	143,664	143,664		15,803	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -94.00	TIF Project ID	0	Total Value	175,383	175,383		19,292	Total Taxable	18,292 1,993.00	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>2461/246</td> <td>WALLACE, JERRY D</td> <td>03/13/2015</td> <td>219,000</td> <td>YES</td> </tr> <tr> <td>1313/819</td> <td>SURRITTE, RON W &</td> <td>08/03/2001</td> <td>138,500</td> <td>YES</td> </tr> <tr> <td>835/814</td> <td></td> <td></td> <td>78,000</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	2461/246	WALLACE, JERRY D	03/13/2015	219,000	YES	1313/819	SURRITTE, RON W &	08/03/2001	138,500	YES	835/814			78,000	No																																															
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax																																																																																																																	
Remove Cap	2016	Land Value	31,719	31,719	11%	3,489	Assessed	19,292 2,087.04																																																																																																																	
Year Frozen	0	Improvements	143,664	143,664		15,803	Penalty	0																																																																																																																	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -94.00																																																																																																																	
TIF Project ID	0	Total Value	175,383	175,383		19,292	Total Taxable	18,292 1,993.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
2461/246	WALLACE, JERRY D	03/13/2015	219,000	YES																																																																																																																					
1313/819	SURRITTE, RON W &	08/03/2001	138,500	YES																																																																																																																					
835/814			78,000	No																																																																																																																					
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>2025-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>171,260</td><td>1000</td><td>17,839</td><td>1,944.00</td></tr> <tr><td>2024</td><td>2024-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>178,009</td><td>1000</td><td>17,953</td><td>1,895.00</td></tr> <tr><td>2023</td><td>2023-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>167,287</td><td>1000</td><td>17,402</td><td>1,824.00</td></tr> <tr><td>2022</td><td>2022-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>167,508</td><td>1000</td><td>17,426</td><td>1,817.00</td></tr> <tr><td>2021</td><td>2021-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>177,144</td><td>1000</td><td>18,486</td><td>1,941.00</td></tr> <tr><td>2020</td><td>2020-660022389</td><td>ASH, JAMES C JR</td><td>10</td><td>174,113</td><td>1000</td><td>18,058</td><td>1,924.00</td></tr> <tr><td>2019</td><td>2019-660022389</td><td>ASH, JAMES C JR & CYNTHIA A</td><td>10</td><td>168,212</td><td>1000</td><td>17,503</td><td>1,830.00</td></tr> <tr><td>2018</td><td>2018-660022389</td><td>ASH, JAMES C JR & CYNTHIA A</td><td>10</td><td>171,675</td><td>1000</td><td>17,680</td><td>1,912.00</td></tr> <tr><td>2017</td><td>2017-660022389</td><td>ASH, JAMES C JR & CYNTHIA A</td><td>10</td><td>164,869</td><td>1000</td><td>17,136</td><td>1,961.00</td></tr> <tr><td>2016</td><td>2016-660022389</td><td>ASH, JAMES C JR & CYNTHIA A</td><td>10</td><td>160,931</td><td>1000</td><td>16,702</td><td>1,743.00</td></tr> <tr><td>2015</td><td>2015-660022389</td><td>ASH, JAMES C JR & CYNTHIA A</td><td>10</td><td>132,401</td><td>1000</td><td>13,380</td><td>1,323.00</td></tr> <tr><td>2014</td><td>2014-660022389</td><td>WALLACE, JERRY D</td><td>10</td><td>135,022</td><td>1000</td><td>12,961</td><td>1,280.00</td></tr> <tr><td>2013</td><td>2013-660022389</td><td>WALLACE, JERRY D</td><td>10</td><td>130,888</td><td>1000</td><td>12,555</td><td>1,200.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660022389	ASH, JAMES C JR	10	171,260	1000	17,839	1,944.00	2024	2024-660022389	ASH, JAMES C JR	10	178,009	1000	17,953	1,895.00	2023	2023-660022389	ASH, JAMES C JR	10	167,287	1000	17,402	1,824.00	2022	2022-660022389	ASH, JAMES C JR	10	167,508	1000	17,426	1,817.00	2021	2021-660022389	ASH, JAMES C JR	10	177,144	1000	18,486	1,941.00	2020	2020-660022389	ASH, JAMES C JR	10	174,113	1000	18,058	1,924.00	2019	2019-660022389	ASH, JAMES C JR & CYNTHIA A	10	168,212	1000	17,503	1,830.00	2018	2018-660022389	ASH, JAMES C JR & CYNTHIA A	10	171,675	1000	17,680	1,912.00	2017	2017-660022389	ASH, JAMES C JR & CYNTHIA A	10	164,869	1000	17,136	1,961.00	2016	2016-660022389	ASH, JAMES C JR & CYNTHIA A	10	160,931	1000	16,702	1,743.00	2015	2015-660022389	ASH, JAMES C JR & CYNTHIA A	10	132,401	1000	13,380	1,323.00	2014	2014-660022389	WALLACE, JERRY D	10	135,022	1000	12,961	1,280.00	2013	2013-660022389	WALLACE, JERRY D	10	130,888	1000	12,555	1,200.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660022389	ASH, JAMES C JR	10	171,260	1000	17,839	1,944.00																																																																																																																		
2024	2024-660022389	ASH, JAMES C JR	10	178,009	1000	17,953	1,895.00																																																																																																																		
2023	2023-660022389	ASH, JAMES C JR	10	167,287	1000	17,402	1,824.00																																																																																																																		
2022	2022-660022389	ASH, JAMES C JR	10	167,508	1000	17,426	1,817.00																																																																																																																		
2021	2021-660022389	ASH, JAMES C JR	10	177,144	1000	18,486	1,941.00																																																																																																																		
2020	2020-660022389	ASH, JAMES C JR	10	174,113	1000	18,058	1,924.00																																																																																																																		
2019	2019-660022389	ASH, JAMES C JR & CYNTHIA A	10	168,212	1000	17,503	1,830.00																																																																																																																		
2018	2018-660022389	ASH, JAMES C JR & CYNTHIA A	10	171,675	1000	17,680	1,912.00																																																																																																																		
2017	2017-660022389	ASH, JAMES C JR & CYNTHIA A	10	164,869	1000	17,136	1,961.00																																																																																																																		
2016	2016-660022389	ASH, JAMES C JR & CYNTHIA A	10	160,931	1000	16,702	1,743.00																																																																																																																		
2015	2015-660022389	ASH, JAMES C JR & CYNTHIA A	10	132,401	1000	13,380	1,323.00																																																																																																																		
2014	2014-660022389	WALLACE, JERRY D	10	135,022	1000	12,961	1,280.00																																																																																																																		
2013	2013-660022389	WALLACE, JERRY D	10	130,888	1000	12,555	1,200.00																																																																																																																		



Rogers

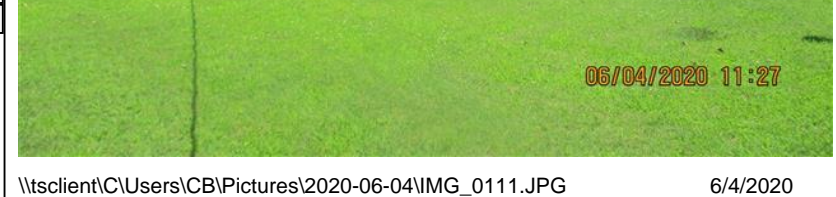
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:52:45
 Page 2

Lot Data	Square-Foot - NBHD 4020 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.9975 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 43,451.00 x .73 = 31,719 Factor Value Adjustments 1.0000 Lot Value 31,719		
Residential Data		

Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Veneer, Stone 80% Frame, Siding, Wood
Base/Total Area	1,930 / 1,930
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,930
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1966 / 45



\\tsclient\C\Users\CB\Pictures\2020-06-04\IMG_0111.JPG 6/4/2020

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	170,939	88.57	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	100.45	Total Misc Impr	+ 22,745				
Roofing Adj	+ 5.41	Garage Cost	+ 0				
Subfloor Adj	+ -2.43	Total RCN	= 258,244				
Heat/Cool Adj	+ 12.64	Depreciation (50%)	- 129,122				
Plumbing Adj	+ 5.95	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 129,122				
Adj Base Cost	= 122.02	Lot Value	+ 31,719				
Total Area	x 1,930	Indicated Value	= 160,841				
Adjusted Cost	= 235,499	Value Per SqFt	83.34				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	129,122		
Lot Value	31,719		
Indicated Value	160,841	83.34	Per SqFt
Agland Value			
Site Improvements	14,542		
Total Value	175,383	90.87	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
PATO	SLAB PORCH - OPEN	54891	31x25		775	8.60	6,665
PRCH	SLAB PORCH - COVERED	54892	408		408	25.65	10,465



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

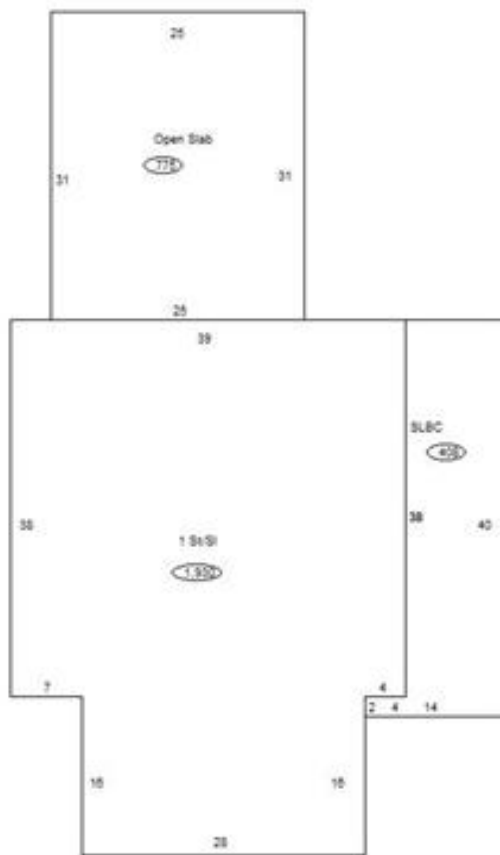
Date 04/17/2026

Time 05:52:45

Page 3

Sketch Image

660022389



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,930	1.000	1,930
2	M	PATO		13	Open Slab	775	1.000	775
3	M	PRCH		13	SLBC	408	1.000	408
Total Building Area						1,930		1,930



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 05:52:45
Page 4

660022389

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LT LEAN-TO		0x0x0			288
	Qual 3	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
Base Cost (2.92 x 288)		841		841	421	420
	STF STG FAIR		0x0x0			240
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (60% Phys/ % Func)	RCNLD	
Base Cost (4.68 x 240)		1,123		1,123	674	449
	DTGF DETACHED GARAGE FAIR		0x0x0			960
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
Base Cost (16.00 x 960)		15,360		15,360	7,680	7,680
	DTGF DETACHED GARAGE FAIR		0x0x0			720
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
Base Cost (16.00 x 720)		11,520		11,520	5,760	5,760
	STF STG FAIR		0x0x0			
	Qual 2	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						
	LT LEAN-TO		20x8x0			160
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
Base Cost (2.92 x 160)		467		467	234	233
	STF STG FAIR		0x0x0			
	Qual 2	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						