



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:16:51
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660025195 Parcel ID 19N17E-30-3-00000-000-0000 Cadastral ID 30-19-17-03500 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 2 - INOLA RURAL Name ID 335432 WINGO, CANDACE 16095 E 640 RD INOLA OK 74036-0000 Parcel Location Situs 16095 E 640 RD Subdivision Lot/Block / Parcel Size .77 - Acres Sec/Twn/Rng 30 / 19 / 17 / 3 Neighborhood 1917 - UNPLATTED School District S005 - INOLA SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0827\IMG_0001. 9/1/2021</p>																																																																																																																				
Legal Description Lat/Long: 36.09139286 -95.54640613 TR DESC 2021-023911 AS BEG 169.56' E OF NW/C SW 10 AC GOVT LOT 4; N88.3749E 141.57'; S07.2823E 221.15'; S89.3514W 165.59'; N01 1434W 217.13' TO POB.																																																																																																																									
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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption						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>R9</td> <td>R9-POSS NEW MH</td> <td>09/2008</td> <td>11/2008</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R9	R9-POSS NEW MH	09/2008	11/2008																																																																																													
Code	Type	Active	Maximum	Exemption																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
R9	R9-POSS NEW MH	09/2008	11/2008																																																																																																																						
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>80.060</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2004</td> <td>Land Value 26,137</td> <td>25,946</td> <td>11%</td> <td>2,854</td> <td>Assessed</td> <td>10,857</td> <td>869.21</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 94,775</td> <td>72,754</td> <td></td> <td>8,003</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 120,912</td> <td>98,700</td> <td></td> <td>10,857</td> <td>Total Taxable</td> <td>10,857</td> <td>869.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	Remove Cap	2004	Land Value 26,137	25,946	11%	2,854	Assessed	10,857	869.21	Year Frozen	0	Improvements 94,775	72,754		8,003	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 120,912	98,700		10,857	Total Taxable	10,857	869.00	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>/</td> <td>DOUGLAS, ROBERT L</td> <td>07/23/2021</td> <td>0</td> <td>6</td> </tr> <tr> <td>2121/702</td> <td>DOUGLAS, ROBERT L & TAMMY-M</td> <td>08/23/2010</td> <td>0</td> <td>4</td> </tr> <tr> <td>1515/176</td> <td>CRUSSELL, TRACI R &</td> <td>08/17/2003</td> <td>70,000</td> <td>15</td> </tr> <tr> <td>1223/846</td> <td>CARTER, LLOYD K &</td> <td>04/13/2000</td> <td>72,500</td> <td>Yes</td> </tr> <tr> <td>905/260</td> <td>GOODMAN, NORMAN EUGENE</td> <td>12/18/1992</td> <td>25,000</td> <td>Yes</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	DOUGLAS, ROBERT L	07/23/2021	0	6	2121/702	DOUGLAS, ROBERT L & TAMMY-M	08/23/2010	0	4	1515/176	CRUSSELL, TRACI R &	08/17/2003	70,000	15	1223/846	CARTER, LLOYD K &	04/13/2000	72,500	Yes	905/260	GOODMAN, NORMAN EUGENE	12/18/1992	25,000	Yes																																					
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax																																																																																																																	
Remove Cap	2004	Land Value 26,137	25,946	11%	2,854	Assessed	10,857	869.21																																																																																																																	
Year Frozen	0	Improvements 94,775	72,754		8,003	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 120,912	98,700		10,857	Total Taxable	10,857	869.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
/	DOUGLAS, ROBERT L	07/23/2021	0	6																																																																																																																					
2121/702	DOUGLAS, ROBERT L & TAMMY-M	08/23/2010	0	4																																																																																																																					
1515/176	CRUSSELL, TRACI R &	08/17/2003	70,000	15																																																																																																																					
1223/846	CARTER, LLOYD K &	04/13/2000	72,500	Yes																																																																																																																					
905/260	GOODMAN, NORMAN EUGENE	12/18/1992	25,000	Yes																																																																																																																					
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>2025-660025195</td><td>WINGO, CANDACE</td><td>2</td><td>94,000</td><td>0</td><td>10,340</td><td>828.00</td></tr> <tr><td>2024</td><td>2024-660025195</td><td>WINGO, CANDACE</td><td>2</td><td>97,614</td><td>0</td><td>9,902</td><td>796.00</td></tr> <tr><td>2023</td><td>2023-660025195</td><td>WINGO, CANDACE</td><td>2</td><td>85,734</td><td>0</td><td>9,431</td><td>760.00</td></tr> <tr><td>2022</td><td>2022-660025195</td><td>WINGO, CANDACE</td><td>2</td><td>81,884</td><td>0</td><td>9,008</td><td>731.00</td></tr> <tr><td>2021</td><td>2021-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>80,967</td><td>0</td><td>8,585</td><td>688.00</td></tr> <tr><td>2020</td><td>2020-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>99,918</td><td>0</td><td>10,745</td><td>868.00</td></tr> <tr><td>2019</td><td>2019-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>93,241</td><td>0</td><td>10,234</td><td>846.00</td></tr> <tr><td>2018</td><td>2018-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>91,766</td><td>0</td><td>9,747</td><td>814.00</td></tr> <tr><td>2017</td><td>2017-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>102,496</td><td>0</td><td>10,899</td><td>917.00</td></tr> <tr><td>2016</td><td>2016-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>100,292</td><td>0</td><td>10,381</td><td>883.00</td></tr> <tr><td>2015</td><td>2015-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>97,600</td><td>0</td><td>9,886</td><td>858.00</td></tr> <tr><td>2014</td><td>2014-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>85,597</td><td>0</td><td>9,416</td><td>845.00</td></tr> <tr><td>2013</td><td>2013-660025195</td><td>DOUGLAS, ROBERT L</td><td>2</td><td>94,657</td><td>0</td><td>10,413</td><td>877.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660025195	WINGO, CANDACE	2	94,000	0	10,340	828.00	2024	2024-660025195	WINGO, CANDACE	2	97,614	0	9,902	796.00	2023	2023-660025195	WINGO, CANDACE	2	85,734	0	9,431	760.00	2022	2022-660025195	WINGO, CANDACE	2	81,884	0	9,008	731.00	2021	2021-660025195	DOUGLAS, ROBERT L	2	80,967	0	8,585	688.00	2020	2020-660025195	DOUGLAS, ROBERT L	2	99,918	0	10,745	868.00	2019	2019-660025195	DOUGLAS, ROBERT L	2	93,241	0	10,234	846.00	2018	2018-660025195	DOUGLAS, ROBERT L	2	91,766	0	9,747	814.00	2017	2017-660025195	DOUGLAS, ROBERT L	2	102,496	0	10,899	917.00	2016	2016-660025195	DOUGLAS, ROBERT L	2	100,292	0	10,381	883.00	2015	2015-660025195	DOUGLAS, ROBERT L	2	97,600	0	9,886	858.00	2014	2014-660025195	DOUGLAS, ROBERT L	2	85,597	0	9,416	845.00	2013	2013-660025195	DOUGLAS, ROBERT L	2	94,657	0	10,413	877.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660025195	WINGO, CANDACE	2	94,000	0	10,340	828.00																																																																																																																		
2024	2024-660025195	WINGO, CANDACE	2	97,614	0	9,902	796.00																																																																																																																		
2023	2023-660025195	WINGO, CANDACE	2	85,734	0	9,431	760.00																																																																																																																		
2022	2022-660025195	WINGO, CANDACE	2	81,884	0	9,008	731.00																																																																																																																		
2021	2021-660025195	DOUGLAS, ROBERT L	2	80,967	0	8,585	688.00																																																																																																																		
2020	2020-660025195	DOUGLAS, ROBERT L	2	99,918	0	10,745	868.00																																																																																																																		
2019	2019-660025195	DOUGLAS, ROBERT L	2	93,241	0	10,234	846.00																																																																																																																		
2018	2018-660025195	DOUGLAS, ROBERT L	2	91,766	0	9,747	814.00																																																																																																																		
2017	2017-660025195	DOUGLAS, ROBERT L	2	102,496	0	10,899	917.00																																																																																																																		
2016	2016-660025195	DOUGLAS, ROBERT L	2	100,292	0	10,381	883.00																																																																																																																		
2015	2015-660025195	DOUGLAS, ROBERT L	2	97,600	0	9,886	858.00																																																																																																																		
2014	2014-660025195	DOUGLAS, ROBERT L	2	85,597	0	9,416	845.00																																																																																																																		
2013	2013-660025195	DOUGLAS, ROBERT L	2	94,657	0	10,413	877.00																																																																																																																		



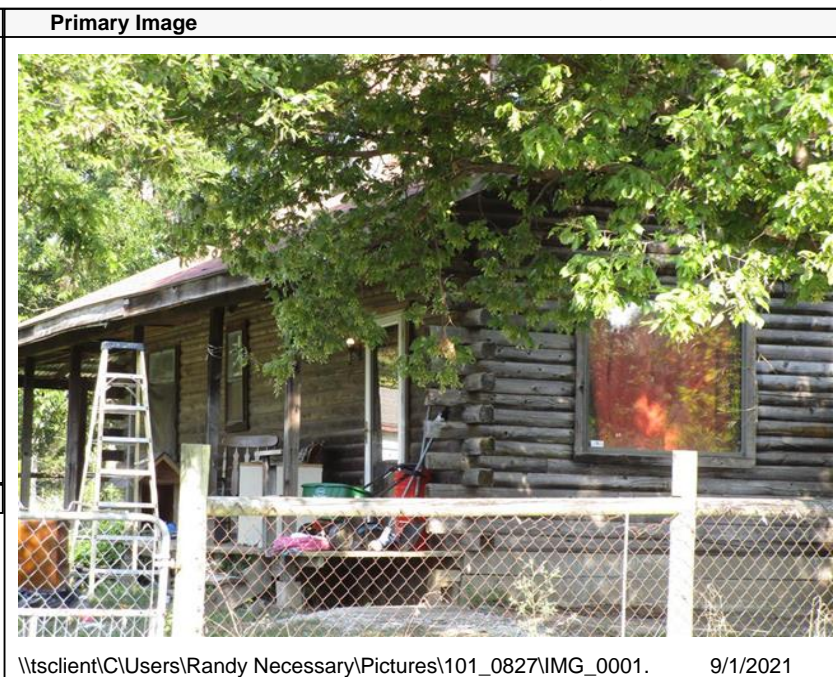
Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 07:16:51
 Page 2

Lot Data		Square-Foot - NBHD 1917 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0.7059		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	FLOOD ZONE		0
Method	Square-Foot		
Base Lot Value	30,749.00 x .85 = 26,137		
Factor Value			
Adjustments	0.0000		
Lot Value	26,137		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	LOG LOG
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Rustic Log
Base/Total Area	980 / 1,470
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1983 / 32

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	105,035	71.45	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	84.22	Total Misc Impr	+	12,896	
Roofing Adj	+ 2.84	Garage Cost	+		
Subfloor Adj	+ 1.62	Total RCN	=	163,409	
Heat/Cool Adj	+ 10.30	Depreciation (44%)	-	71,900	
Plumbing Adj	+ 3.41	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	91,509	
Adj Base Cost	= 102.39	Lot Value	+	26,137	
Total Area	x 1,470	Indicated Value	=	117,646	
Adjusted Cost	= 150,513	Value Per SqFt		80.03	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	91,509		
Lot Value	26,137		
Indicated Value	117,646	80.03	Per SqFt
Agland Value			
Site Improvements	3,266		
Total Value	120,912	82.25	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2013	1	0.00		
PRCH	SLAB PORCH - COVERED	61811	660		660	19.54		12,896



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

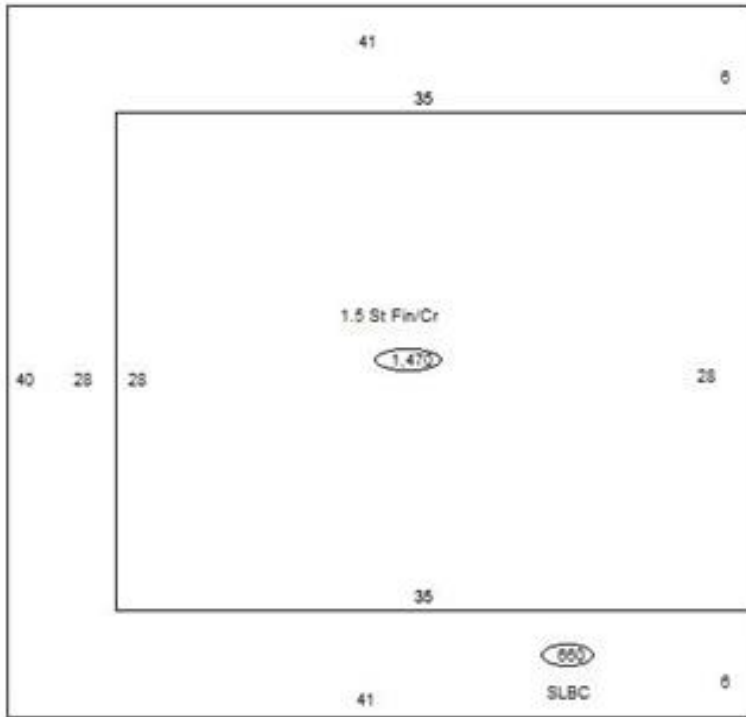
Date 04/18/2026

Time 07:16:51

Page 3

Sketch Image

660025195



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	10	1.5 St Fin/Cr	980	1.500	1,470
2	M	PRCH		10	SLBC	660	1.000	660
3	U	^UL		10	Upper Level (1)	490	1.000	490
Total Building Area						980		1,470



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:16:51
Page 4

660025195

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	14x20x8	Plank	Formed Metal	280
	Qual 4	Cond 3	Year 2005	Eff Age 16		

Valuation Summary	Modifier Total	RCN	Depr (52% Phys/ % Func)	RCNLD
Base Cost (24.30 x 280)	6,804		6,804	3,266