



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 660031108 Parcel ID 000000-00-0-20200-004-0016 Cadastral ID 36-20-14-02920 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 318438 BARRIGER, BRYAN E 18741 WOODBRIAR LN CATOOSA OK 74015-0000 Parcel Location Situs 18741 WOODBRIAR LN Subdivision WOODCREST ESTATES Lot/Block 0016 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 20 / 14 / 5 Neighborhood 1193 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-28\IMG_003' 6/28/2021</p>																																																	
Legal Description Lat/Long: 36.17409467 -95.76766694																																																						
LOT 16 BLOCK 4 WOODCREST ESTATES					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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
H	Homestead	No	1,000		2552/367	EDMONSON, JOE L	05/23/2016	155,000	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>106.660</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2017</td> <td>Land Value</td> <td>46,955</td> <td>46,955</td> <td>11%</td> <td>5,165</td> <td>Assessed</td> <td>19,460 2,075.60</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>129,952</td> <td>129,952</td> <td> </td> <td>14,295</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>0 0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>176,907</td> <td>176,907</td> <td> </td> <td>19,460</td> <td>Total Taxable</td> <td>19,460 2,076.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	Remove Cap	2017	Land Value	46,955	46,955	11%	5,165	Assessed	19,460 2,075.60	Year Frozen	0	Improvements	129,952	129,952		14,295	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	TIF Project ID	0	Total Value	176,907	176,907		19,460	Total Taxable	19,460 2,076.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660031108	BARRIGER, BRYAN E	1	168,702	0	18,557	1,979.00																																															
2024	2024-660031108	BARRIGER, BRYAN E	1	196,539	0	20,552	2,168.00																																															
2023	2023-660031108	BARRIGER, BRYAN E	1	177,939	0	19,574	2,009.00																																															
2022	2022-660031108	BARRIGER, BRYAN E	1	179,965	0	19,796	1,987.00																																															
2021	2021-660031108	BARRIGER, BRYAN E	1	176,933	0	19,292	1,697.00																																															
2020	2020-660031108	BARRIGER, BRYAN E	1	167,025	0	18,373	1,627.00																																															
2019	2019-660031108	BARRIGER, BRYAN E	1	159,257	0	17,518	1,573.00																																															
2018	2018-660031108	BARRIGER, BRYAN E	1	157,476	0	17,322	1,546.00																																															
2017	2017-660031108	BARRIGER, BRYAN E	1	156,215	0	17,184	1,552.00																																															
2016	2016-660031108	BARRIGER, BRYAN E	1	144,314	1000	11,489	1,022.00																																															
2015	2015-660031108	EDMONSON, JOE L	1	139,665	1000	11,125	994.00																																															
2014	2014-660031108	EDMONSON, JOE L	1	140,821	1000	10,773	975.00																																															
2013	2013-660031108	EDMONSON, JOE L	1	130,872	1000	10,430	934.00																																															



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.3056	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	13,312.00 x 3.53 = 46,955	
Factor Value		
Adjustments	1.0000	
Lot Value	46,955	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,548 / 1,548
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,548
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	504 Attached Garage - Finished
Remodel	
Year/Eff Age	1980 / 35

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-28\IMG_003' 6/28/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	168,790	109.04	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	218,570		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	127,898		
Lot Value	46,955		
Indicated Value	174,853	112.95	Per SqFt
Agland Value			
Site Improvements	2,054		
Total Value	176,907	114.28	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.22	Total Misc Impr	+	9,657			
Roofing Adj	+ 4.48	Garage Cost	+	17,307			
Subfloor Adj	+ -1.15	Total RCN	=	228,390			
Heat/Cool Adj	+ 11.47	Depreciation (44%)	-	100,492			
Plumbing Adj	+ 9.10	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	127,898			
Adj Base Cost	= 130.12	Lot Value	+	46,955			
Total Area	x 1,548	Indicated Value	=	174,853			
Adjusted Cost	= 201,426	Value Per SqFt		112.95			

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	73815		6x4	24	24.19		581
PRCH	SLAB PORCH - COVERED	73816		14x12	168	23.69		3,980



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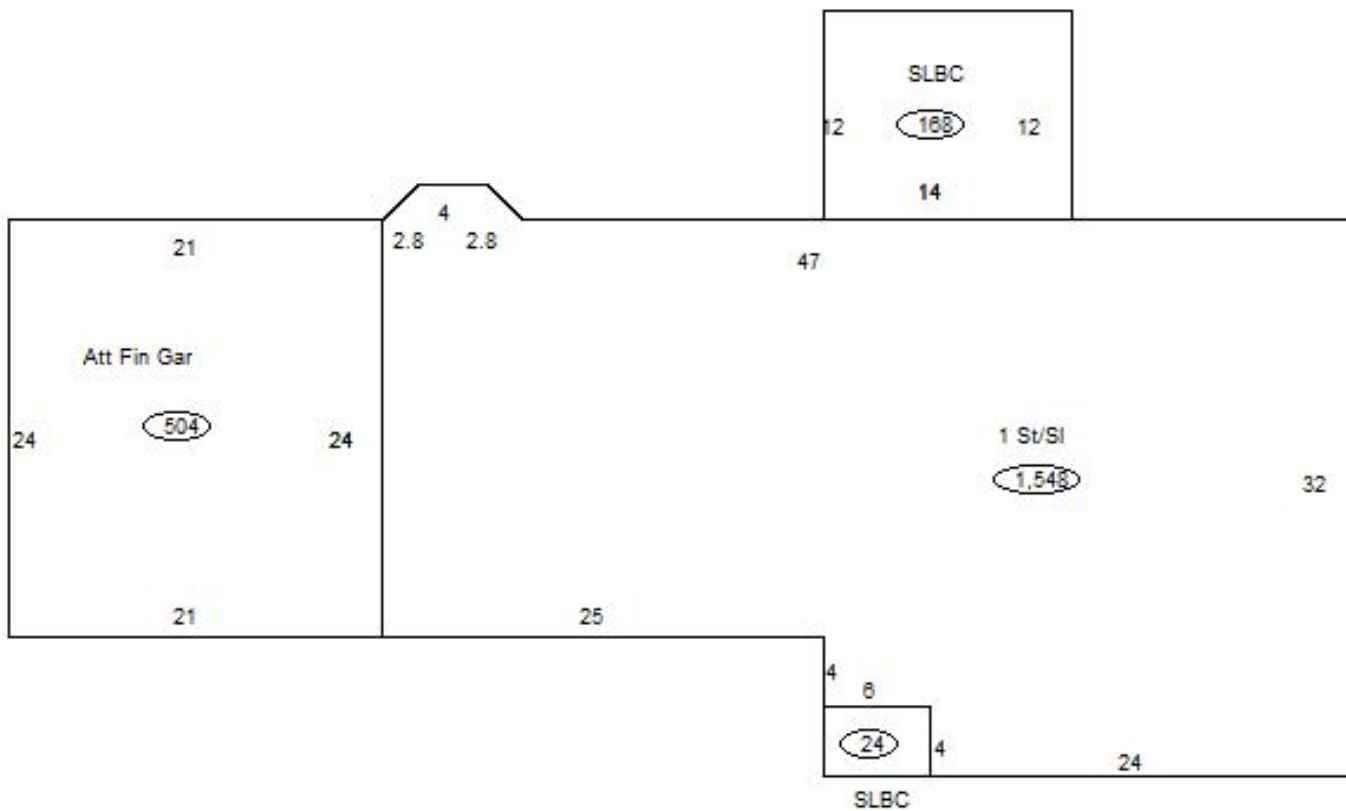
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,548	1.000	1,548
2	G	5		13	Att Fin Gar	504	1.000	504
3	M	PRCH		13	SLBC	24	1.000	24
4	M	PRCH		13	SLBC	168	1.000	168
Total Building Area						1,548		1,548



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x12x8	Plank	Composition Shingle	96
	Qual	3	Cond	3	Year	2020
				Eff Age	5	

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD	
Base Cost (27.79 x 96)	2,668		2,668	614	2,054