



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:58:43
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Assessment Data					Primary Image														
Account 660031140 Parcel ID 000000-00-0-20200-006-0008 Cadastral ID 36-20-14-03250 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 340231 FARRIS, JORDAN 18301 S WOODCREST LN CATOOSA OK 74015-0000 Parcel Location Situs 18301 WOODCREST LN Subdivision WOODCREST ESTATES Lot/Block 0008 / 0006 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\2021-6-29\IMG_002' 6/29/2021</p>														
Legal Description Lat/Long: 36.17670392 -95.77276685																			
LOT 8 BLOCK 6 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 colspan="5"> </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	No	1,000		/	LEBLEU, GERALD & BETHANY	11/10/2022	242,000	YES										
H	Homestead	No	1,000		/	ROWELL, WESLEY AARON &	09/02/2021	221,500	YES										
					2618/133	MINGS, TIM & KAREN	02/08/2017	180,000	YES										
					2500/321	MOTT, KENNETH D &	09/04/2015	174,000	YES										
					902/496	SKINNER, JIM DBA	12/21/1992	75,500	Yes										
					892/712	RUHMANN, STANLEY R	08/29/1992	11,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax										
Remove Cap	2023		Land Value	45,311	45,311	11%	4,984	Assessed	27,817										
Year Frozen	0		Improvements	207,571	207,571		22,833	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0										
TIF Project ID	0		Total Value	252,882	252,882		27,817	Total Taxable	27,817										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660031140	FARRIS, JORDAN			1	248,417	0	27,326	2,915.00										
2024	2024-660031140	FARRIS, JORDAN			1	262,832	0	27,951	2,949.00										
2023	2023-660031140	FARRIS, JORDAN			1	242,000	0	26,620	2,732.00										
2022	2022-660031140	LEBLEU, GERALD & BETHANY			1	221,500	0	24,365	2,446.00										
2021	2021-660031140	LEBLEU, GERALD & BETHANY			1	194,477	0	21,392	1,882.00										
2020	2020-660031140	ROWELL, WESLEY AARON &			1	190,308	0	20,886	1,850.00										
2019	2019-660031140	ROWELL, WESLEY AARON &			1	180,834	0	19,892	1,786.00										
2018	2018-660031140	ROWELL, WESLEY AARON &			1	181,044	0	19,915	1,778.00										
2017	2017-660031140	ROWELL, WESLEY AARON &			1	181,748	1000	18,992	1,715.00										
2016	2016-660031140	MINGS, TIM & KAREN			1	176,890	1000	18,458	1,642.00										
2015	2015-660031140	MINGS, TIM & KAREN			1	152,653	1000	13,394	1,197.00										
2014	2014-660031140	MOTT, KENNETH D &			1	152,550	1000	12,974	1,174.00										
2013	2013-660031140	MOTT, KENNETH D &			1	150,824	1000	12,568	1,125.00										



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.2876 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 12,529.00 x 3.62 = 45,311 Factor Value Adjustments 1.0000 Lot Value 45,311		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	86% 1 1/2 Story Finished 14% 1 1/2 Story Unfinish
Exterior Wall	70% Frame, Siding, Vinyl 30% Veneer, Masonry
Base/Total Area	1,460 / 2,220
Style	86% 1 1/2 Story Finished - 14% 1 1/2 Story Unfinis
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,148
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished
Remodel	
Year/Eff Age	1992 / 26



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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	268,969	121.16	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	262,700 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	207,571		
Lot Value	45,311		
Indicated Value	252,882	113.91	Per SqFt
Agland Value			
Site Improvements			
Total Value	252,882	113.91	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	97.64	Total Misc Impr	+ 11,788				
Roofing Adj	+ 3.77	Garage Cost	+ 22,691				
Subfloor Adj	+ -1.91	Total RCN	= 305,252				
Heat/Cool Adj	+ 14.47	Depreciation (32%)	- 97,681				
Plumbing Adj	+ 8.00	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 207,571				
Adj Base Cost	= 121.97	Lot Value	+ 45,311				
Total Area	x 2,220	Indicated Value	= 252,882				
Adjusted Cost	= 270,773	Value Per SqFt	113.91				

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
SHLT	STORM SHELTER	0		1	2017	0.00		
PRCH	SLAB PORCH - COVERED	73931	15x5		75	29.29		2,197
PATO	SLAB PORCH - OPEN	73932	318		318	9.94		3,161



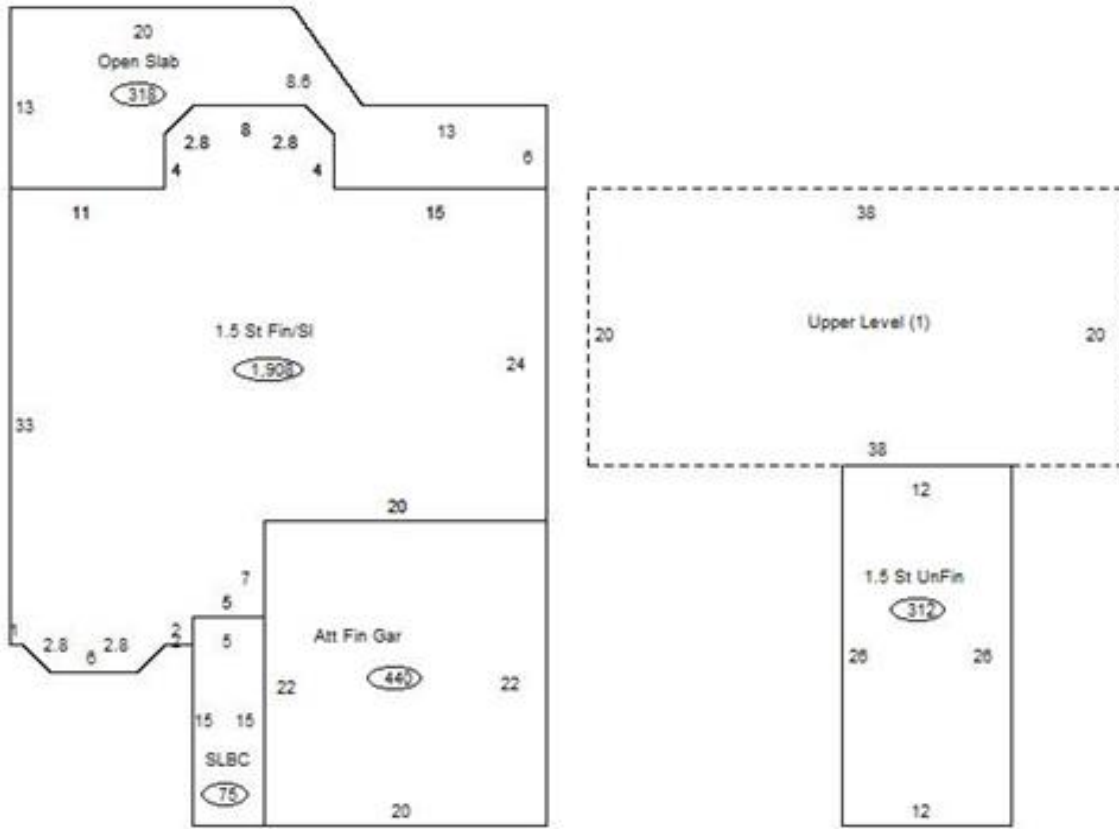
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Sketch Image

660031140



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,148	1.662	1,908
2	G	5		13	Att Fin Gar	440	1.000	440
3	M	PRCH		13	SLBC	75	1.000	75
4	M	PATO		13	Open Slab	318	1.000	318
5	R	6		13	1.5 St UnFin	312	1.000	312
6	U	^UL		13	Upper Level (1)	760	1.000	760
Total Building Area						1,460		2,220