



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:26:59
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Assessment Data					Primary Image									
Account	660094982				No Image On File									
Parcel ID	000000-00-0-00845-000-0000													
Cadastral ID	01-20-14-00780													
Property Type	REAL - Real Property													
Property Class	DENT	VI Area	3											
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	294596													
C.A.B.O. DEVELOPMENT COMPANY LLC														
12150 E 96TH ST N., SUITE 202 OWASSO OK 74055-0000														
Parcel Location														
Situs														
Subdivision	TWIN CREEKS II AT STONE CANYON													
Lot/Block	/	Parcel Size	1 - Lots											
Sec/Twn/Rng	1 / 20 / 14 / 5													
Neighborhood	1039 - R-V04, SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.24779574 -95.76470755														
Building Permits														
TWIN CREEKS II RESERVE														
<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					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	0	Land Value	17,442	0	11%	0	Assessed	0	0.00					
Year Frozen	0	Improvements	0	0	0	0	Penalty	0						
Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	0	0.00					
TIF Project ID	0	Total Value	17,442	0	0	0	Total Taxable	0	0.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	17,442	0			.00						
2024	2024-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	14,902	0			.00						
2023	2023-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2022	2022-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2021	2021-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2020	2020-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2019	2019-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2018	2018-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2017	2017-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2016	2016-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2015	2015-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2014	2014-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						
2013	2013-660094982	C.A.B.O. DEVELOPMENT COMPANY LLC	3	4,099	0			.00						



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Lot Data		Square-Foot - NBHD 1039 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.0702							
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	3,060.00 x 5.70 = 17,442							
Factor Value								
Adjustments	1.0000							
Lot Value	17,442							
Residential Data								
Type				GRM Approach				
Condition	-			GRM Code				
Quality	-			Gross Rent	0.00			
Architecture				Indicated Value				
Style				Multiple Regression				
Exterior Wall				MRA Code				
Base/Total Area /				Adjusted R				
Style				Indicated Value				
HVAC				Direct Comparables				
Roof Cover				Selection Model	A Adam Test			
Area on Slab				Adjustment Model	1 2022 Residential			
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach	Correlated Value			
Remodel				Improvements				
Year/Eff Age /				Lot Value	17,442			
Cost Approach				Manual : 01/2025				
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	17,442				
Total Area	x	Indicated Value	=	17,442				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value