



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 09:34:59  
Page 1

Assessment Data					Primary Image																																																																												
<b>Account</b> 660100757 <b>Parcel ID</b> 00000000-00200248-003-0007 <b>Cadastral ID</b> 01-20-14-03560 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 339275 HOPKINS, JASON & STACY TRUST  18947 E CHOKEBERRY ST OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 18947 E CHOKEBERRY ST <b>Subdivision</b> DEER RUN AT STONE CANYON PHASE II <b>Lot/Block</b> 0007 / 0003 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 14 / 5 <b>Neighborhood</b> 1039 - R-V04, SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																	
<b>Legal Description</b> Lot/Long: 36.24300356 -95.76346918 LOT 7 BLOCK 3 DEER RUN AT STONE CANYON PHASE II																																																																																	
<b>Building Permits</b> <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>R23 027</td> <td>R24 NEW POOL</td> <td>04/2023</td> <td>09/2023</td> <td>85,000</td> </tr> <tr> <td>R21 000405</td> <td>R23- NEW 2946 SQ FT SFR</td> <td>10/2021</td> <td>08/2022</td> <td>260,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R23 027	R24 NEW POOL	04/2023	09/2023	85,000	R21 000405	R23- NEW 2946 SQ FT SFR	10/2021	08/2022	260,000	\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-17\IMG_0008.JF 8/17/2022																																																													
Number	Description	Opened	Closed	Amount																																																																													
R23 027	R24 NEW POOL	04/2023	09/2023	85,000																																																																													
R21 000405	R23- NEW 2946 SQ FT SFR	10/2021	08/2022	260,000																																																																													
<b>Exemptions</b> <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> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	<b>Sale History</b> <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>EXECUTIVE HOMES LLC</td> <td>08/08/2022</td> <td>563,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>C.A.B.O. DEVELOPMENT COMPANY LI</td> <td>08/26/2020</td> <td>370,500</td> <td>WB</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	EXECUTIVE HOMES LLC	08/08/2022	563,000	YES	/	C.A.B.O. DEVELOPMENT COMPANY LI	08/26/2020	370,500	WB																																															
Code	Type	Active	Maximum	Exemption																																																																													
H	Homestead	Yes	1,000	1,000																																																																													
Bk/Pg	Grantor	Date	Price	Code																																																																													
/	EXECUTIVE HOMES LLC	08/08/2022	563,000	YES																																																																													
/	C.A.B.O. DEVELOPMENT COMPANY LI	08/26/2020	370,500	WB																																																																													
<b>Parcel Valuation</b> <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>97.960</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2023</td> <td>Land Value</td> <td>119,552</td> <td>119,552</td> <td>11%</td> <td>13,151</td> <td>Assessed</td> <td>63,357 6,206.45</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>456,418</td> <td>456,418</td> <td></td> <td>50,206</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>0</td> <td>0</td> <td>Exemption</td> <td>1,000 -98.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>575,970</td> <td>575,970</td> <td>63,357</td> <td>Total Taxable</td> <td>62,357</td> <td>6,108.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	Remove Cap	2023	Land Value	119,552	119,552	11%	13,151	Assessed	63,357 6,206.45	Year Frozen		Improvements	456,418	456,418		50,206	Penalty	0	Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000 -98.00	TIF Project ID	0	Total Value	575,970	575,970	63,357	Total Taxable	62,357	6,108.00																											
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																																																																									
Remove Cap	2023	Land Value	119,552	119,552	11%	13,151	Assessed	63,357 6,206.45																																																																									
Year Frozen		Improvements	456,418	456,418		50,206	Penalty	0																																																																									
Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000 -98.00																																																																									
TIF Project ID	0	Total Value	575,970	575,970	63,357	Total Taxable	62,357	6,108.00																																																																									
<b>Assessment History</b> <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>2025-660100757</td> <td>HOPKINS, JASON &amp; STACY</td> <td>3</td> <td>560,499</td> <td>1000</td> <td>60,655</td> <td>5,942.00</td> </tr> <tr> <td>2024</td> <td>2024-660100757</td> <td>HOPKINS, JASON &amp; STACY</td> <td>3</td> <td>563,674</td> <td>1000</td> <td>61,004</td> <td>5,861.00</td> </tr> <tr> <td>2023</td> <td>2023-660100757</td> <td>HOPKINS, JASON GILBERT &amp;</td> <td>3</td> <td>563,000</td> <td>1000</td> <td>60,930</td> <td>5,710.00</td> </tr> <tr> <td>2022</td> <td>2022-660100757</td> <td>HOPKINS, JASON GILBERT &amp;</td> <td>3</td> <td>76,500</td> <td>0</td> <td>8,415</td> <td>824.00</td> </tr> <tr> <td>2021</td> <td>2021-660100757</td> <td>EXECUTIVE HOMES LLC</td> <td>3</td> <td>76,500</td> <td>0</td> <td>8,415</td> <td>814.00</td> </tr> <tr> <td>2020</td> <td>2020-660100757</td> <td>EXECUTIVE HOMES LLC</td> <td>3</td> <td>5,691</td> <td>0</td> <td>626</td> <td>60.00</td> </tr> <tr> <td>2019</td> <td>2019-660100757</td> <td>C.A.B.O. DEVELOPMENT COMPANY LLC</td> <td>3</td> <td>5,691</td> <td>0</td> <td>626</td> <td>61.00</td> </tr> <tr> <td>2018</td> <td>2018-660100757</td> <td>C.A.B.O. DEVELOPMENT COMPANY LLC</td> <td>3</td> <td>5,691</td> <td>0</td> <td>626</td> <td>58.00</td> </tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660100757	HOPKINS, JASON & STACY	3	560,499	1000	60,655	5,942.00	2024	2024-660100757	HOPKINS, JASON & STACY	3	563,674	1000	61,004	5,861.00	2023	2023-660100757	HOPKINS, JASON GILBERT &	3	563,000	1000	60,930	5,710.00	2022	2022-660100757	HOPKINS, JASON GILBERT &	3	76,500	0	8,415	824.00	2021	2021-660100757	EXECUTIVE HOMES LLC	3	76,500	0	8,415	814.00	2020	2020-660100757	EXECUTIVE HOMES LLC	3	5,691	0	626	60.00	2019	2019-660100757	C.A.B.O. DEVELOPMENT COMPANY LLC	3	5,691	0	626	61.00	2018	2018-660100757	C.A.B.O. DEVELOPMENT COMPANY LLC	3	5,691	0	626	58.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																										
2025	2025-660100757	HOPKINS, JASON & STACY	3	560,499	1000	60,655	5,942.00																																																																										
2024	2024-660100757	HOPKINS, JASON & STACY	3	563,674	1000	61,004	5,861.00																																																																										
2023	2023-660100757	HOPKINS, JASON GILBERT &	3	563,000	1000	60,930	5,710.00																																																																										
2022	2022-660100757	HOPKINS, JASON GILBERT &	3	76,500	0	8,415	824.00																																																																										
2021	2021-660100757	EXECUTIVE HOMES LLC	3	76,500	0	8,415	814.00																																																																										
2020	2020-660100757	EXECUTIVE HOMES LLC	3	5,691	0	626	60.00																																																																										
2019	2019-660100757	C.A.B.O. DEVELOPMENT COMPANY LLC	3	5,691	0	626	61.00																																																																										
2018	2018-660100757	C.A.B.O. DEVELOPMENT COMPANY LLC	3	5,691	0	626	58.00																																																																										



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:34:59  
 Page 2

Lot Data		Square-Foot - NBHD 1039 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5145		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	22,414.00 x 5.33 = 119,552		
Factor Value			
Adjustments	1.0000		
Lot Value	119,552		



\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-17\IMG\_0008.JF 8/17/2022

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,434 / 2,958
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,434
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	735 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	464,770	157.12	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	630,920		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	102.69	Total Misc Impr	+ 24,615
Roofing Adj	+ 4.80	Garage Cost	+ 41,829
Subfloor Adj	+ -3.79	Total RCN	= 444,891
Heat/Cool Adj	+ 16.31	Depreciation ( 2%)	- 8,898
Plumbing Adj	+ 7.93	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 435,993
Adj Base Cost	= 127.94	Lot Value	+ 119,552
Total Area	x 2,958	Indicated Value	= 555,545
Adjusted Cost	= 378,447	Value Per SqFt	187.81

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	435,993		
Lot Value	119,552		
Indicated Value	555,545	187.81	Per SqFt
Agland Value			
Site Improvements	20,425		
Total Value	575,970	194.72	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	Slab Porch - Open	154801	61		61	14.39		878
PRCH	Slab Porch - Covered	154802	25x14		350	31.78		11,123
PRCH	Slab Porch - Covered	154803	52		52	33.03		1,718
FPPF	Fireplace - Prefabricated			1	1	6,700.26		6,700
ODFP	Outdoor Fireplace/Firepit			1	1	4,196.11		4,196



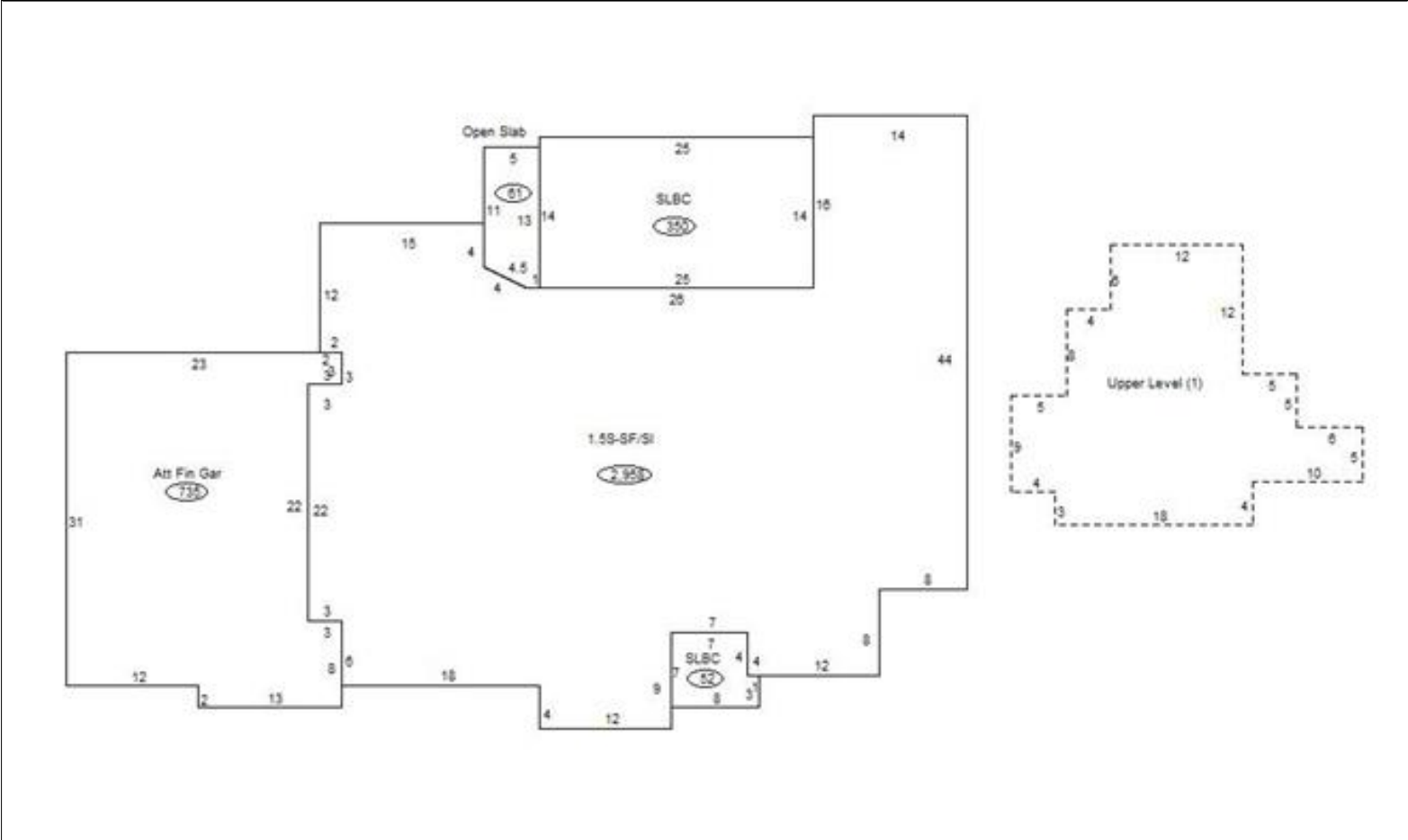
**Rogers**  
**Assessment Property Record Card for Tax Year 2026**

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:34:59  
 Page 3

Sketch Image

660100757



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5S-SF/SI	2,434	1.215	2,958
2	G	5		13	Att Fin Gar	735	1.000	735
3	M	PATO		13	Open Slab	61	1.000	61
4	M	PRCH		13	SLBC	350	1.000	350
5	M	PRCH		13	SLBC	52	1.000	52
6	U	^UL		13	Upper Level (1)	524	1.000	524
<b>Total Building Area</b>						<b>2,434</b>		<b>2,958</b>



# Rogers


## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 09:34:59  
Page 4

660100757

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SPLG	Swimming Pool - In Ground	0x0x0	Concrete		335	
	Qual	5	Cond	5	Year	2023	Eff Age
			0				
		<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (64.18 x 335)	21,500		21,500	1,075	20,425