




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:37:01
 Page 1

| Assessment Data | | | | | Primary Image | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---------------------------|----------------------|----------|-------------|--|---------------|------------|-------------|-------------|----------|-----------|---------|-------------|------------|--|--------|--------|-----|-------|----------|-------------|----------|-------------|--------|--------------|---------------------------|---------|---------|---------|---|--|----------------|---------|-------------|---|---|---|-----------|---|------|----------------|---|-------------|---------|---------|--------|---------------|--------|----------|---|--|--|--|--|----------|------------------|--------------|----------|-------------|------------|---------------|------------|------|----------------|----------------------|----|---------|---|--------|----------|------|----------------|----------------------|----|---------|---|--------|----------|------|----------------|----------------------|----|---------|---|--------|----------|------|----------------|----------------------|---|---------|---|--------|----------|------|----------------|----------------------|---|---------|---|--------|----------|------|----------------|----------------------|---|---------|---|--------|----------|------|----------------|----------------------|---|---------|---|--------|----------|
| Account 660101022 Parcel ID 21N15E-32-4-00890-001-0001 Cadastral ID 32-21-15-01600 Property Type REAL - Real Property Property Class UCP VI Area 4 Tax Area 80 - VERDIGRIS TOWN/ VERDIGRI Name ID 322080 JIMBO PROPERTIES LLC 23698 S 4120 RD CLAREMORE OK 74019-0000 Parcel Location Situs 05865 E HWY 266 Subdivision WARDCO AT VERDIGRIS Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 32 / 21 / 15 / 5 Neighborhood 5001 - TASC 2016 School District S008 - VERDIGRIS SCHOOLS | | | | |  <p style="text-align: right; color: orange;">05/12/2022 10:16</p> | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lot/Long: 36.24991733 -95.72450985 LOT 1 BLOCK 1 WARDCO AT VERDIGRIS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions | | | | | Building Permits | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <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 | | | | | | <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>CV24</td> <td>CV NEW BUILDING-MAYBE TWO</td> <td>07/2024</td> <td>02/2026</td> <td> </td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | CV24 | CV NEW BUILDING-MAYBE TWO | 07/2024 | 02/2026 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| CV24 | CV NEW BUILDING-MAYBE TWO | 07/2024 | 02/2026 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Parcel Valuation | | | | | Sale History | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <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>104.132</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td> </td> <td>27,500</td> <td>27,500</td> <td>11%</td> <td>3,025</td> <td>Assessed</td> <td>74,335</td> <td>7,740.64</td> </tr> <tr> <td>Year Frozen</td> <td> </td> <td>Improvements</td> <td>696,370</td> <td>648,275</td> <td>71,310</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>271,160</td> <td>Mobile Home</td> <td>0</td> <td>0</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</td> <td>723,870</td> <td>675,775</td> <td>74,335</td> <td>Total Taxable</td> <td>74,335</td> <td>7,741.00</td> </tr> </tbody> </table> | | | | | Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 104.132 | Current Tax | Remove Cap | | 27,500 | 27,500 | 11% | 3,025 | Assessed | 74,335 | 7,740.64 | Year Frozen | | Improvements | 696,370 | 648,275 | 71,310 | Penalty | 0 | | Uncapped Value | 271,160 | Mobile Home | 0 | 0 | 0 | Exemption | 0 | 0.00 | TIF Project ID | 0 | Total Value | 723,870 | 675,775 | 74,335 | Total Taxable | 74,335 | 7,741.00 | <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>2025-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>80</td> <td>476,904</td> <td>0</td> <td>42,388</td> <td>4,414.00</td> </tr> <tr> <td>2024</td> <td>2024-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>80</td> <td>403,926</td> <td>0</td> <td>40,370</td> <td>3,870.00</td> </tr> <tr> <td>2023</td> <td>2023-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>80</td> <td>349,523</td> <td>0</td> <td>38,448</td> <td>3,629.00</td> </tr> <tr> <td>2022</td> <td>2022-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>4</td> <td>355,647</td> <td>0</td> <td>38,012</td> <td>3,654.00</td> </tr> <tr> <td>2021</td> <td>2021-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>4</td> <td>329,113</td> <td>0</td> <td>36,202</td> <td>3,388.00</td> </tr> <tr> <td>2020</td> <td>2020-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>4</td> <td>329,113</td> <td>0</td> <td>36,202</td> <td>3,395.00</td> </tr> <tr> <td>2019</td> <td>2019-660101022</td> <td>JIMBO PROPERTIES LLC</td> <td>4</td> <td>333,832</td> <td>0</td> <td>36,722</td> <td>3,498.00</td> </tr> </tbody> </table> | | | | | Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | 2025 | 2025-660101022 | JIMBO PROPERTIES LLC | 80 | 476,904 | 0 | 42,388 | 4,414.00 | 2024 | 2024-660101022 | JIMBO PROPERTIES LLC | 80 | 403,926 | 0 | 40,370 | 3,870.00 | 2023 | 2023-660101022 | JIMBO PROPERTIES LLC | 80 | 349,523 | 0 | 38,448 | 3,629.00 | 2022 | 2022-660101022 | JIMBO PROPERTIES LLC | 4 | 355,647 | 0 | 38,012 | 3,654.00 | 2021 | 2021-660101022 | JIMBO PROPERTIES LLC | 4 | 329,113 | 0 | 36,202 | 3,388.00 | 2020 | 2020-660101022 | JIMBO PROPERTIES LLC | 4 | 329,113 | 0 | 36,202 | 3,395.00 | 2019 | 2019-660101022 | JIMBO PROPERTIES LLC | 4 | 333,832 | 0 | 36,722 | 3,498.00 |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 104.132 | Current Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Remove Cap | | 27,500 | 27,500 | 11% | 3,025 | Assessed | 74,335 | 7,740.64 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Year Frozen | | Improvements | 696,370 | 648,275 | 71,310 | Penalty | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Uncapped Value | 271,160 | Mobile Home | 0 | 0 | 0 | Exemption | 0 | 0.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value | 723,870 | 675,775 | 74,335 | Total Taxable | 74,335 | 7,741.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2025 | 2025-660101022 | JIMBO PROPERTIES LLC | 80 | 476,904 | 0 | 42,388 | 4,414.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2024 | 2024-660101022 | JIMBO PROPERTIES LLC | 80 | 403,926 | 0 | 40,370 | 3,870.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 2023-660101022 | JIMBO PROPERTIES LLC | 80 | 349,523 | 0 | 38,448 | 3,629.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 2022-660101022 | JIMBO PROPERTIES LLC | 4 | 355,647 | 0 | 38,012 | 3,654.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 2021-660101022 | JIMBO PROPERTIES LLC | 4 | 329,113 | 0 | 36,202 | 3,388.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2020 | 2020-660101022 | JIMBO PROPERTIES LLC | 4 | 329,113 | 0 | 36,202 | 3,395.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2019 | 2019-660101022 | JIMBO PROPERTIES LLC | 4 | 333,832 | 0 | 36,722 | 3,498.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |



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Data provided by LISA DELOZIER County Assessor

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| Lot Data | Primary Image |
|--|---|
| <p>Lot Size 0 x 0 Lot Count 1 Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities</p> <p>Value Model 1835 COMM Value Method Square-Foot</p> <p>Base Lot Value 22,000.00 x 1.25 = 27,500 Factor Value 0 Adjustments Lot Value 27,500</p> |  |
| Cost Approach | Image Information |
| <p>Manual Date 01/2025 Total Building Area 3,928 Total Base Value 440,054 Modifier Value Misc Improvements Replacement Cost New 440,054 Phys/Func Depreciation Loss () RCN Less Phys/Func 409,250 Economic Depreciation RCNLD (All Sources) 409,250 Depreciated Improvements Outbuilding Value 287,120 Total Improvement Value 696,370 Land Value 27,500 Cost Approach Value 723,870 184.28/SqFt</p> | <p>Image ID 998345 Image Date 5/13/2022 Name IMG_0008.JPG Description REVAL 2023</p> |
| Income Approach | Value Reconciliation |
| <p>Potential Gross Income (PGI) Vacancy & Collection Loss Miscellaneous Income Effective Gross Income (EGI)</p> <p>Total Expenses Net Operating Income (NOI)</p> <p>Income Capitalization Rate Indicated Value 0.00</p> | <p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value 287,120 Land Value 27,500 Total Appraised Value 723,870 184.28/SqFt</p> |



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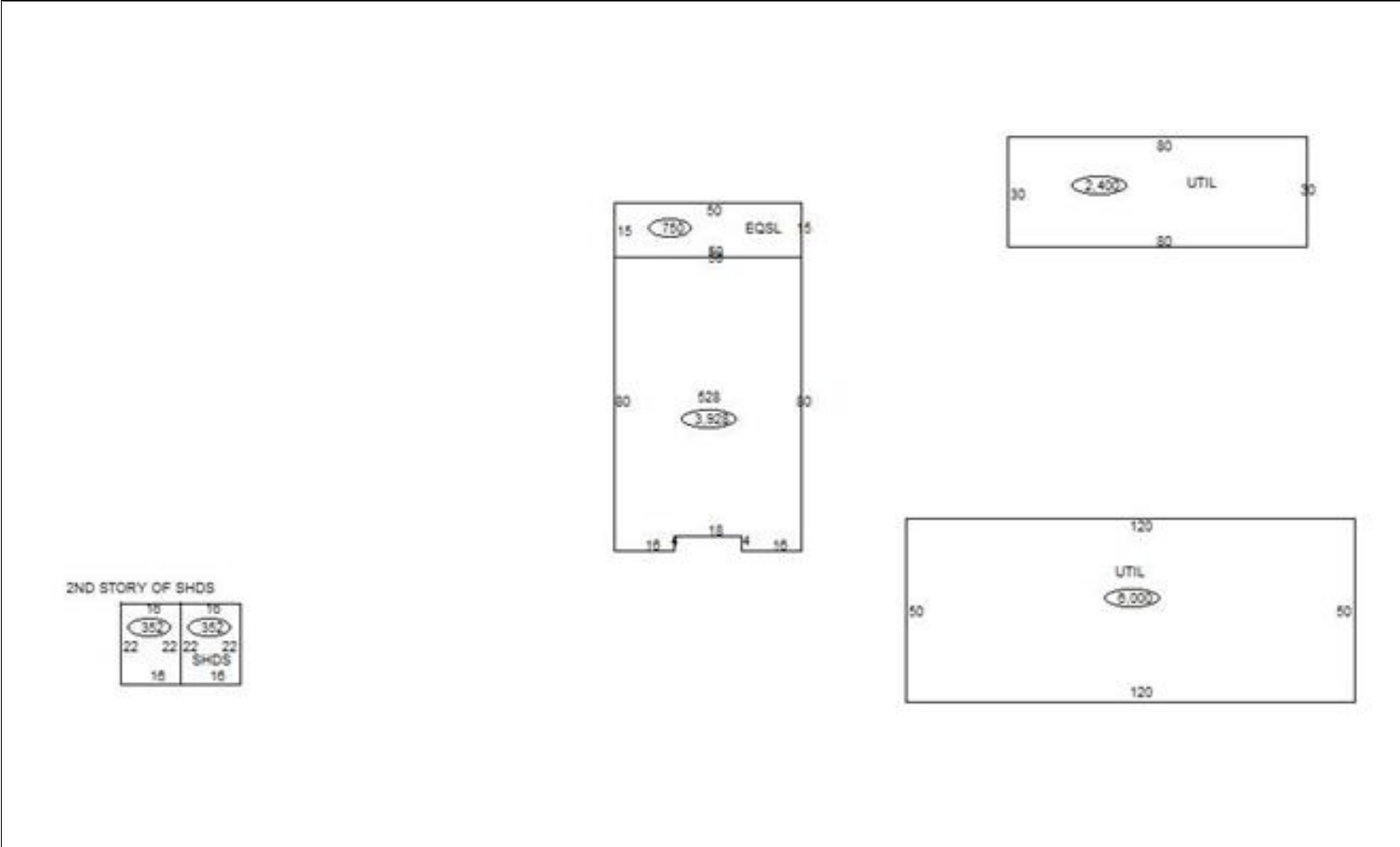
Date 04/18/2026

Time 09:37:01

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Sketch Image

660101022



Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|-------------------|-----------|------------|------------|
| 1 | C | 528 | | 40 | 528 | 3,928 | 1.000 | 3,928 |
| 2 | O | EQSL | | 40 | EQSL | 750 | 1.000 | 750 |
| 3 | O | UTIL | | 40 | UTIL | 2,400 | 1.000 | 2,400 |
| 4 | O | UTIL | | 40 | UTIL | 6,000 | 1.000 | 6,000 |
| 5 | O | SHDS | | 40 | SHDS | 352 | 1.000 | 352 |
| 6 | O | SHDS | | 40 | 2ND STORY OF SHDS | 352 | 1.000 | 352 |
| Total Building Area | | | | | | 3,928 | | 3,928 |



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Time 09:37:01
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Account 660101022
Parcel ID 21N15E-32-4-00890-001-0001
Cadastral ID 32-21-15-01600

Tax Area Code 80
Property Class UCP
Owners Name JIMBO PROPERTIES LLC

Building Data

Building ID 4334
Building Sequence 1
Occupancy 1 528 Service Repair Garage 100%
Occupancy 2
Occupancy 3
Total Floor Area 3,928
Average Perimeter 268
Number Of Storys 1.00
Average Wall Ht 15.00
Year Built 2018
Effective Age 4
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 3 - Average
Condition 3 - Average
Exterior Wall 55 - Curtain Wood Siding Panels
Heating/Cooling 7 - Package Unit
Roof Type Gable
Roof Cover Composition

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name IMG_0008.JPG
Image Date 5/13/2022
Image Name IMG_0008.JPG
Description REVAL 2023

Cost Calculations

Appraisal Zone 4
Zone Description
Base Cost 59.54
Wall Cost 35.36
HVAC Cost 17.13
Basement Cost 0.00
Total Base Cost 112.03
Total Area 3,928
Base RCN 440,054
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 440,054
Physical Depreciation 7%
Functional Depreciation
Total Depreciation 7% (30,804)
Total RCNLD 409,250
Lump Sums
Total Building Value 409,250 \$ 104.19 Per SqFt



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|-------------------------------------|-------------------|-----------------------|------------------|-------------------|------------------------------|----------------|
| UTIL | Utility Building | | 30x80x16 | Concrete | Formed Metal | 2,400 |
| Qual | 3 | Cond 3 | Year 2025 | Eff Age 1 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (28.01 x 2,400) | | | | 67,224 | 672 | 66,552 |
| PACN | Paving - Concrete | | 0x0x0 | Concrete | | 17,889 |
| Qual | 3.5 | Cond 3.5 | Year 2020 | Eff Age 3 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (4.98 x 17,889) | | | | 89,087 | 13,363 | 75,724 |
| EQSL | Equipment Shelter | | 15x50x14 | Gravel | Formed Metal | 750 |
| Qual | 3 | Cond 3 | Year 2020 | Eff Age 5 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (23.39 x 750) | | | | 17,543 | 1,579 | 15,964 |
| UTIL | Utility Building | | 50x120x14 | Concrete | Formed Metal | 6,000 |
| Qual | 3 | Cond 3 | Year 2020 | Eff Age 5 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (23.07 x 6,000) | | | | 138,420 | 12,458 | 125,962 |
| SHDS | Shed - Small | | 16x22x8 | Plank | Composition Shingle | 352 |
| Qual | 3 | Cond 1 | Year 1995 | Eff Age 43 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (20.72 x 352) | | | | 7,293 | 5,834 | 1,459 |
| SHDS | Shed - Small | | 16x22x8 | Plank | Composition Shingle | 352 |
| Qual | 3 | Cond 1 | Year 1995 | Eff Age 43 | | |
| Valuation Summary | | Modifier Total | | RCN | Depr (% Phys/ % Func) | RCNLD |
| Base Cost (20.72 x 352) | | | | 7,293 | 5,834 | 1,459 |
| Total Site Improvement Value | | | | | | 287,120 |