



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:01:42
 Page 1

| Assessment Data | | | | | Primary Image | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|---|---------------------------------|-------------------------|----------|-------------|---------------|---------------|------------|-------------|-------------|----------|------------------|--------------|-------------|-------------|---|-------------------|------------|------|----------------|-------------------------|-------------|----------|-------------|--------|----------------------|---------------------------------|----------------|-------------------------|---------|---------|------|----------------|----------|---------------|----------------|-------------------|---|-----------|---|--------|----------------|------|---------------------|----------------------|---|---------|---------------|--------|----------|---|----------------|----------------------|---|-------|-------|---------|-------|-------|----------------|------------------------|-------------------|------------|---------|-----|-------|----------------------|------------|---------|-----|---|----------------------|------------|---------|-----|---|------------------------|------------|--------|----|
| Account 660103322 Parcel ID 00000-0-0-0000860-001-0031 Cadastral ID 24-20-14-03310 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 345016 SCROGGINS, JESSE DEAN & CASEY JORDAN 18986 E CHINQUAPIN DR CATOOSA OK 74015-0000 Parcel Location Situs 18986 E CHINQUAPIN DR Subdivision VALE AT REDBUD PHASE 1 (THE) Lot/Block 0031 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 24 / 20 / 14 / 5 Neighborhood 1135 - R-V01-NW CATOOSA School District S002 - CATOOSA SCHOOLS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.19750539 -95.76546472 LOT 31 BLOCK 1 THE VALE AT REDBUD PHASE 1 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Exemptions <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>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table> | | | | | Code | Type | Active | Maximum | Exemption | H | Homestead | No | 1,000 | | 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>R21</td> <td>R22- POSS NEW SFR PER MRTGE PPI</td> <td>04/2021</td> <td>01/2022</td> <td></td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | R21 | R22- POSS NEW SFR PER MRTGE PPI | 04/2021 | 01/2022 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| H | Homestead | No | 1,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| R21 | R22- POSS NEW SFR PER MRTGE PPI | 04/2021 | 01/2022 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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>2025</td> <td>Land Value 78,288</td> <td>78,288</td> <td>11%</td> <td>8,612</td> <td>Assessed</td> <td>47,818</td> <td>5,100.27</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements 356,414</td> <td>356,414</td> <td></td> <td>39,206</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></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 434,702</td> <td>434,702</td> <td></td> <td>47,818</td> <td>Total Taxable</td> <td>47,818</td> <td>5,100.00</td> </tr> </tbody> </table> | | | | | Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 106.660 | Current Tax | Remove Cap | 2025 | Land Value 78,288 | 78,288 | 11% | 8,612 | Assessed | 47,818 | 5,100.27 | Year Frozen | | Improvements 356,414 | 356,414 | | 39,206 | Penalty | 0 | | Uncapped Value | 0 | Mobile Home 0 | 0 | | 0 | Exemption | 0 | 0.00 | TIF Project ID | 0 | Total Value 434,702 | 434,702 | | 47,818 | Total Taxable | 47,818 | 5,100.00 | Sale History <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>STANLEY, BRITTANY</td> <td>08/12/2024</td> <td>425,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>YARNELL, KIP & SARAH</td> <td>08/05/2023</td> <td>415,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>MAS CONSTRUCTION LLC</td> <td>02/09/2022</td> <td>386,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>THE VALE AT REDBUD LLC</td> <td>04/26/2021</td> <td>46,000</td> <td>15</td> </tr> </tbody> </table> | | | | | Bk/Pg | Grantor | Date | Price | Code | / | STANLEY, BRITTANY | 08/12/2024 | 425,000 | YES | / | YARNELL, KIP & SARAH | 08/05/2023 | 415,000 | YES | / | MAS CONSTRUCTION LLC | 02/09/2022 | 386,000 | YES | / | THE VALE AT REDBUD LLC | 04/26/2021 | 46,000 | 15 |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 106.660 | Current Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Remove Cap | 2025 | Land Value 78,288 | 78,288 | 11% | 8,612 | Assessed | 47,818 | 5,100.27 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Year Frozen | | Improvements 356,414 | 356,414 | | 39,206 | Penalty | 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Uncapped Value | 0 | Mobile Home 0 | 0 | | 0 | Exemption | 0 | 0.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value 434,702 | 434,702 | | 47,818 | Total Taxable | 47,818 | 5,100.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| / | STANLEY, BRITTANY | 08/12/2024 | 425,000 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| / | YARNELL, KIP & SARAH | 08/05/2023 | 415,000 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| / | MAS CONSTRUCTION LLC | 02/09/2022 | 386,000 | YES | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| / | THE VALE AT REDBUD LLC | 04/26/2021 | 46,000 | 15 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Assessment History <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>2025-660103322</td> <td>SCROGGINS, JESSE DEAN &</td> <td>1</td> <td>425,000</td> <td>0</td> <td>46,750</td> <td>4,986.00</td> </tr> <tr> <td>2024</td> <td>2024-660103322</td> <td>SCROGGINS, JESSE DEAN &</td> <td>1</td> <td>415,014</td> <td>1000</td> <td>44,652</td> <td>4,710.00</td> </tr> <tr> <td>2023</td> <td>2023-660103322</td> <td>STANLEY, BRITTANY</td> <td>1</td> <td>386,000</td> <td>0</td> <td>42,460</td> <td>4,358.00</td> </tr> <tr> <td>2022</td> <td>2022-660103322</td> <td>YARNELL, KIP & SARAH</td> <td>1</td> <td>184,490</td> <td>0</td> <td>20,294</td> <td>2,037.00</td> </tr> <tr> <td>2021</td> <td>2021-660103322</td> <td>MAS CONSTRUCTION LLC</td> <td>1</td> <td>2,519</td> <td>0</td> <td>277</td> <td>24.00</td> </tr> <tr> <td>2020</td> <td>2020-660103322</td> <td>THE VALE AT REDBUD LLC</td> <td>1</td> <td>2,519</td> <td>0</td> <td>277</td> <td>25.00</td> </tr> </tbody> </table> | | | | | | | | | | Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | 2025 | 2025-660103322 | SCROGGINS, JESSE DEAN & | 1 | 425,000 | 0 | 46,750 | 4,986.00 | 2024 | 2024-660103322 | SCROGGINS, JESSE DEAN & | 1 | 415,014 | 1000 | 44,652 | 4,710.00 | 2023 | 2023-660103322 | STANLEY, BRITTANY | 1 | 386,000 | 0 | 42,460 | 4,358.00 | 2022 | 2022-660103322 | YARNELL, KIP & SARAH | 1 | 184,490 | 0 | 20,294 | 2,037.00 | 2021 | 2021-660103322 | MAS CONSTRUCTION LLC | 1 | 2,519 | 0 | 277 | 24.00 | 2020 | 2020-660103322 | THE VALE AT REDBUD LLC | 1 | 2,519 | 0 | 277 | 25.00 | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2025 | 2025-660103322 | SCROGGINS, JESSE DEAN & | 1 | 425,000 | 0 | 46,750 | 4,986.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2024 | 2024-660103322 | SCROGGINS, JESSE DEAN & | 1 | 415,014 | 1000 | 44,652 | 4,710.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2023 | 2023-660103322 | STANLEY, BRITTANY | 1 | 386,000 | 0 | 42,460 | 4,358.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2022 | 2022-660103322 | YARNELL, KIP & SARAH | 1 | 184,490 | 0 | 20,294 | 2,037.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2021 | 2021-660103322 | MAS CONSTRUCTION LLC | 1 | 2,519 | 0 | 277 | 24.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2020 | 2020-660103322 | THE VALE AT REDBUD LLC | 1 | 2,519 | 0 | 277 | 25.00 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |



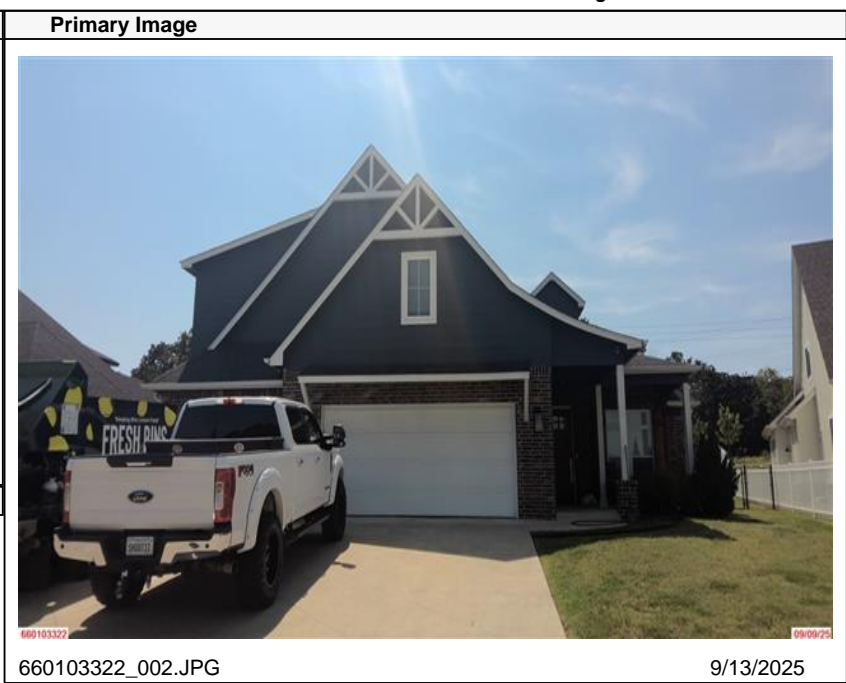
Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:01:43
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| Lot Data | | Square-Foot - NBHD 1135 #1 | |
|-----------------|--------------------------|----------------------------|---|
| Lot Size | 0 | 0 | |
| Lot Count | 1 | | |
| Units Buildable | | | |
| Non-Ag Acres | 0.1855 | | |
| Topography | | | |
| Street Access | | | |
| Utilities | | | |
| Amenities | | | 0 |
| | | | 0 |
| Method | Square-Foot | | |
| Base Lot Value | 8,082.00 x 5.99 = 48,411 | | |
| Factor Value | | | |
| Adjustments | 1.6172 | | |
| Lot Value | 78,288 | | |



| Residential Data | |
|------------------|---|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 3.5 - Average |
| Architecture | TRAD TRADITIONAL |
| Style | 100% 1 1/2 Story Finished |
| Exterior Wall | 60% Veneer, Masonry 40% Frame, Siding, Wood |
| Base/Total Area | 1,781 / 2,652 |
| Style | 100% 1 1/2 Story Finished |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 1,781 |
| Fixture/RghIn | 14 / |
| Bed/F/H Bath | 3 / 2.0 / 1.0 |
| Basement Area | |
| Garage Type | 733 Attached Garage - Finished 3 Stalls |
| Remodel | |
| Year/Eff Age | 2021 / 4 |

660103322_002.JPG 9/13/2025

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|---------------------|---------|--------|----------|
| MRA Code | 1 | Test | |
| Adusted R | 0.8445 | | |
| Indicated Value | 378,553 | 142.74 | Per SqFt |

| Direct Comparables | | | |
|--------------------|---------|------------------|----------|
| Selection Model | A | Adam Test | |
| Adjustment Model | 1 | 2022 Residential | |
| Comparables | 8 | | |
| Indicated Value | 347,650 | | Per SqFt |

| Cost Approach | | Manual : 01/2025 | |
|---------------|-----------|--------------------|-----------|
| Base Cost | 96.72 | Total Misc Impr | + 16,319 |
| Roofing Adj | + 3.70 | Garage Cost | + 34,187 |
| Subfloor Adj | + -2.37 | Total RCN | = 371,265 |
| Heat/Cool Adj | + 14.47 | Depreciation (4%) | - 14,851 |
| Plumbing Adj | + 8.43 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 356,414 |
| Adj Base Cost | = 120.95 | Lot Value | + 78,288 |
| Total Area | x 2,652 | Indicated Value | = 434,702 |
| Adjusted Cost | = 320,759 | Value Per SqFt | 163.91 |

| Value Reconciliation | | | |
|----------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 356,414 | | |
| Lot Value | 78,288 | | |
| Indicated Value | 434,702 | 163.91 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 434,702 | 163.91 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|---------------------------------|-----------|-------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | Slab Porch - Covered | 152736 | 17x10 | | 170 | 28.92 | | 4,916 |
| PRCH | Slab Porch - Covered | 152737 | 172 | | 172 | 28.91 | | 4,973 |
| FPR1 | Fireplace - Residential 1 Story | | | 1 | 1 | 6,429.63 | | 6,430 |



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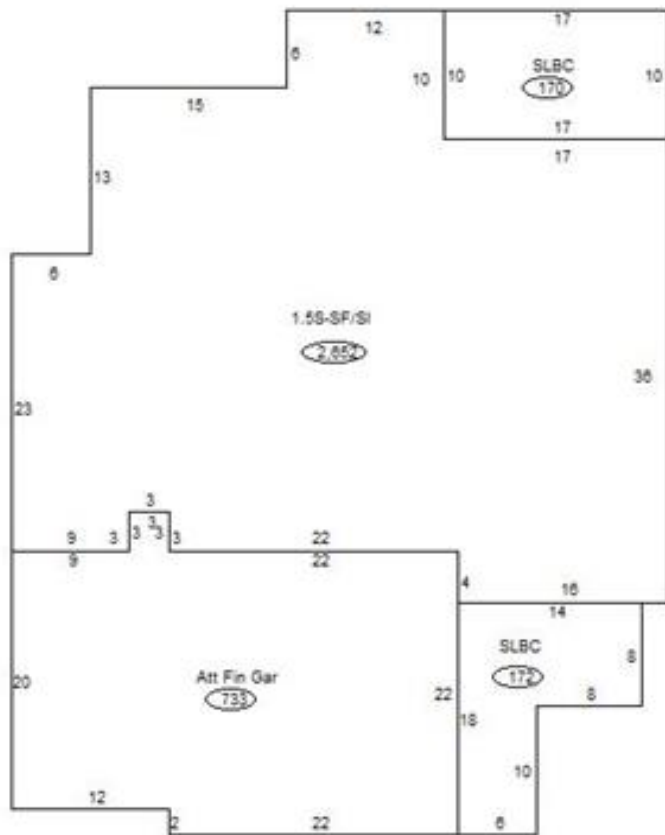
Date 04/18/2026

Time 10:01:43

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Sketch Image

660103322



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 | 1,781 | 1.489 | 2,652 |
| 2 | G | 5 | | 13 | Att Fin Gar | 733 | 1.000 | 733 |
| 3 | M | PRCH | | 13 | SLBC | 170 | 1.000 | 170 |
| 4 | M | PRCH | | 13 | SLBC | 172 | 1.000 | 172 |
| 5 | U | ^UL | | 13 | Upper Level (1) | 871 | 1.000 | 871 |
| Total Building Area | | | | | | 1,781 | | 2,652 |