



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:15:51  
Page 1

| Assessment Data  |                            |                            |           |             | Primary Image  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
|--|----------------------------|----------------------------|-----------|-------------|--|---------------|---------------|-----------------|-------------|----------|------------------|--------------|-------------|-------------|--|---------------|------------|--------|----------------|------------------|-------------|-----------------|-------------|--------|--------------|------------------------|----------------|------------------|---------|---------|------|----------------|----------|-------------|----------------|-------------------------|----|-------|-----------|--------------|----------------|------|----------------|-------------------------|---------|-------|--------|---------------|-----------------|--|----------------|----------------------------|----|-------|-------|---------|-------|-------|------|---|-------------------------|------------|---------|-----|---|----------------------------|------------|-----------|----|
| <b>Account</b> 660104511<br><b>Parcel ID</b> 00000-0-0-0000778-001-0026<br><b>Cadastral ID</b> 34-21-14-02360<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> URP VI Area 4<br><b>Tax Area</b> 40 - OWASSO CITY<br><b>Name ID</b> 343014<br>MCCOY, KATHRYN &<br>TERRALL WOODALL<br><br>15926 E 75TH ST N<br>OWASSO OK 74055-0000<br><br><b>Parcel Location</b><br><b>Situs</b> 15926 E 75TH ST N<br><b>Subdivision</b> STONE CREEK OF OWASSO<br><b>Lot/Block</b> 0026 / 0001 <b>Parcel Size</b> 1 - Lots<br><b>Sec/Twn/Rng</b> 34 / 21 / 14 / 5<br><b>Neighborhood</b> 1059 - R-V04-SW OWASSO<br><b>School District</b> S021 - OWASSO SCHOOLS  |                            |                            |           |             | <p>\\tsclient\T\ROB STUFF\2023-11-16\IMG_0015.JPG 11/16/2023</p> |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| <b>Legal Description</b> Lot/Long: 36.26242331 -95.79525338<br>LOT 26 BLOCK 1 STONE CREEK OF OWASSO  |                            |                            |           |             |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| <b>Exemptions</b><br><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>Building Permits</b><br><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 505X</td> <td>R24 NEW SFR 1807 SQ FT</td> <td>06/2023</td> <td>11/2023</td> <td>165,975</td> </tr> </tbody> </table> |               |            |        |                | Number           | Description | Opened          | Closed      | Amount | R23 505X     | R24 NEW SFR 1807 SQ FT | 06/2023        | 11/2023          | 165,975 |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Code   | Type                       | Active                     | Maximum   | Exemption   |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| H  | Homestead                  | Yes                        | 1,000     | 1,000       |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
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| R23 505X   | R24 NEW SFR 1807 SQ FT     | 06/2023                    | 11/2023   | 165,975     |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| <b>Parcel Valuation</b><br><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>2024</td> <td>Land Value</td> <td>53,641</td> <td>53,641</td> <td>11%</td> <td>5,901</td> <td>Assessed</td> <td>34,387 3,368.55</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>260,647</td> <td>258,964</td> <td></td> <td>28,486</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></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>314,288</td> <td>312,605</td> <td></td> <td>34,387</td> <td>Total Taxable</td> <td>33,387 3,271.00</td> </tr> </tbody> </table>  |                            |                            |           |             | Source   | REAL          | Fair Cash     | Capped          | Asmnt Level | Assessed | Levy Rate        | 97.960       | Current Tax | Remove Cap  | 2024   | Land Value    | 53,641     | 53,641 | 11%            | 5,901            | Assessed    | 34,387 3,368.55 | Year Frozen |        | Improvements | 260,647                | 258,964        |                  | 28,486  | Penalty | 0    | Uncapped Value | 0        | Mobile Home | 0              | 0                       |    | 0     | Exemption | 1,000 -98.00 | TIF Project ID | 0    | Total Value    | 314,288                 | 312,605 |       | 34,387 | Total Taxable | 33,387 3,271.00 | <b>Sale History</b><br><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>SHAW HOMES OKLAHOMA INC</td> <td>10/31/2023</td> <td>352,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>STONE CREEK PROPERTIES LLC</td> <td>02/14/2022</td> <td>2,842,000</td> <td>WB</td> </tr> </tbody> </table> |                |                            |    |       | Bk/Pg | Grantor | Date  | Price | Code | / | SHAW HOMES OKLAHOMA INC | 10/31/2023 | 352,000 | YES | / | STONE CREEK PROPERTIES LLC | 02/14/2022 | 2,842,000 | WB |
| Source   | REAL                       | Fair Cash                  | Capped    | Asmnt Level | Assessed   | Levy Rate     | 97.960        | Current Tax     |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Remove Cap   | 2024                       | Land Value                 | 53,641    | 53,641      | 11%  | 5,901         | Assessed      | 34,387 3,368.55 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Year Frozen  |                            | Improvements               | 260,647   | 258,964     |  | 28,486        | Penalty       | 0               |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Uncapped Value   | 0                          | Mobile Home                | 0         | 0           |  | 0             | Exemption     | 1,000 -98.00    |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| TIF Project ID   | 0                          | Total Value                | 314,288   | 312,605     |  | 34,387        | Total Taxable | 33,387 3,271.00 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Bk/Pg  | Grantor                    | Date                       | Price     | Code        |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| /  | SHAW HOMES OKLAHOMA INC    | 10/31/2023                 | 352,000   | YES         |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| /  | STONE CREEK PROPERTIES LLC | 02/14/2022                 | 2,842,000 | WB          |  |               |               |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| <b>Assessment History</b><br><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>2025-660104511</td> <td>MCCOY, KATHRYN &amp;</td> <td>40</td> <td>303,500</td> <td>1000</td> <td>32,385</td> <td>3,172.00</td> </tr> <tr> <td>2024</td> <td>2024-660104511</td> <td>MCCOY, KATHRYN &amp;</td> <td>40</td> <td>352,036</td> <td>1000</td> <td>37,724</td> <td>3,624.00</td> </tr> <tr> <td>2023</td> <td>2023-660104511</td> <td>SHAW HOMES OKLAHOMA INC</td> <td>40</td> <td>6,250</td> <td>0</td> <td>688</td> <td>64.00</td> </tr> <tr> <td>2022</td> <td>2022-660104511</td> <td>SHAW HOMES OKLAHOMA INC</td> <td>40</td> <td>6,250</td> <td>0</td> <td>688</td> <td>67.00</td> </tr> <tr> <td>2021</td> <td>2021-660104511</td> <td>STONE CREEK PROPERTIES LLC</td> <td>40</td> <td>6,250</td> <td>0</td> <td>688</td> <td>67.00</td> </tr> </tbody> </table> |                            |                            |           |             |  |               |               |                 |             | Tax Year | Statement Number | Billed Owner | Tax Area    | Total Value | Exemptions   | Taxable Value | Billed Tax | 2025   | 2025-660104511 | MCCOY, KATHRYN & | 40          | 303,500         | 1000        | 32,385 | 3,172.00     | 2024                   | 2024-660104511 | MCCOY, KATHRYN & | 40      | 352,036 | 1000 | 37,724         | 3,624.00 | 2023        | 2023-660104511 | SHAW HOMES OKLAHOMA INC | 40 | 6,250 | 0         | 688          | 64.00          | 2022 | 2022-660104511 | SHAW HOMES OKLAHOMA INC | 40      | 6,250 | 0      | 688           | 67.00           | 2021   | 2021-660104511 | STONE CREEK PROPERTIES LLC | 40 | 6,250 | 0     | 688     | 67.00 |       |      |   |                         |            |         |     |   |                            |            |           |    |
| Tax Year   | Statement Number           | Billed Owner               | Tax Area  | Total Value | Exemptions   | Taxable Value | Billed Tax    |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| 2025   | 2025-660104511             | MCCOY, KATHRYN &           | 40        | 303,500     | 1000   | 32,385        | 3,172.00      |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| 2024   | 2024-660104511             | MCCOY, KATHRYN &           | 40        | 352,036     | 1000   | 37,724        | 3,624.00      |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| 2023   | 2023-660104511             | SHAW HOMES OKLAHOMA INC    | 40        | 6,250       | 0  | 688           | 64.00         |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| 2022   | 2022-660104511             | SHAW HOMES OKLAHOMA INC    | 40        | 6,250       | 0  | 688           | 67.00         |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |
| 2021   | 2021-660104511             | STONE CREEK PROPERTIES LLC | 40        | 6,250       | 0  | 688           | 67.00         |                 |             |          |                  |              |             |             |  |               |            |        |                |                  |             |                 |             |        |              |                        |                |                  |         |         |      |                |          |             |                |                         |    |       |           |              |                |      |                |                         |         |       |        |               |                 |  |                |                            |    |       |       |         |       |       |      |   |                         |            |         |     |   |                            |            |           |    |



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:15:51  
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| Lot Data        |                          | Square-Foot - NBHD 1059 #1 |  |
|-----------------|--------------------------|----------------------------|--|
| Lot Size        | 0                        | 0                          |  |
| Lot Count       | 1                        |                            |  |
| Units Buildable |                          |                            |  |
| Non-Ag Acres    | 0.2092                   |                            |  |
| Topography      |                          |                            |  |
| Street Access   |                          |                            |  |
| Utilities       |                          |                            |  |
| Amenities       |                          | 0                          |  |
|                 |                          | 0                          |  |
| Method          | Square-Foot              |                            |  |
| Base Lot Value  | 9,113.00 x 5.30 = 48,299 |                            |  |
| Factor Value    |                          |                            |  |
| Adjustments     | 1.1106                   |                            |  |
| Lot Value       | 53,641                   |                            |  |



\\tsclient\T\ROB STUFF\2023-11-16\IMG\_0015.JPG 11/16/2023

| Residential Data |   |
|------------------|---|
| Type             | 1 Single Family Residence                   |
| Condition        | 3 - Average                                 |
| Quality          | 3.5 - Average                               |
| Architecture     |   |
| Style            | 100% One Story                              |
| Exterior Wall    | 70% Veneer, Masonry 30% Frame, Siding, Wood |
| Base/Total Area  | 1,759 / 1,759                               |
| Style            | 100% One Story                              |
| HVAC             | 100% Warmed & Cooled Air                    |
| Roof Cover       | 1 Composition Shingle                       |
| Area on Slab     | 1,759                                       |
| Fixture/RghIn    | /   |
| Bed/F/H Bath     | 3 / 2.0 /                                   |
| Basement Area    |   |
| Garage Type      | 389 Attached Garage - Finished              |
| Remodel          |   |
| Year/Eff Age     | 2023 / 2                                    |

### GRM Approach

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

### Multiple Regression

|                 |  |
|-----------------|--|
| MRA Code        |  |
| Adjusted R      |  |
| Indicated Value |  |

### Direct Comparables

|                  |                    |
|------------------|--------------------|
| Selection Model  | A Adam Test        |
| Adjustment Model | 1 2022 Residential |
| Comparables      |                    |
| Indicated Value  |                    |

### Value Reconciliation

|                   |               |        |                      |
|-------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach |        |                      |
| Improvements      | 260,647       |        |                      |
| Lot Value         | 53,641        |        |                      |
| Indicated Value   | 314,288       | 178.67 | Per SqFt             |
| Agland Value      |               |        |                      |
| Site Improvements |               |        |                      |
| Total Value       | 314,288       | 178.67 | Total Value Per SqFt |

### Cost Approach Manual : 01/2025

|               |           |                    |   |         |
|---------------|-----------|--------------------|---|---------|
| Base Cost     | 113.20    | Total Misc Impr    | + | 3,927   |
| Roofing Adj   | + 5.53    | Garage Cost        | + | 20,827  |
| Subfloor Adj  | + -3.55   | Total RCN          | = | 265,966 |
| Heat/Cool Adj | + 14.47   | Depreciation ( 2%) | - | 5,319   |
| Plumbing Adj  | + 7.48    | Lump Sums          | + | 0       |
| Basement Adj  | + 0.00    | RCNLD              | = | 260,647 |
| Adj Base Cost | = 137.13  | Lot Value          | + | 53,641  |
| Total Area    | x 1,759   | Indicated Value    | = | 314,288 |
| Adjusted Cost | = 241,212 | Value Per SqFt     |   | 178.67  |

### Miscellaneous Improvements

| Code | Description          | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
|------|----------------------|-----------|------|------|-------|-----------|------|-------|
| PRCH | Slab Porch - Covered | 158928    | 10x5 |      | 50    | 29.37     |      | 1,469 |
| PRCH | Slab Porch - Covered | 158929    | 14x6 |      | 84    | 29.26     |      | 2,458 |



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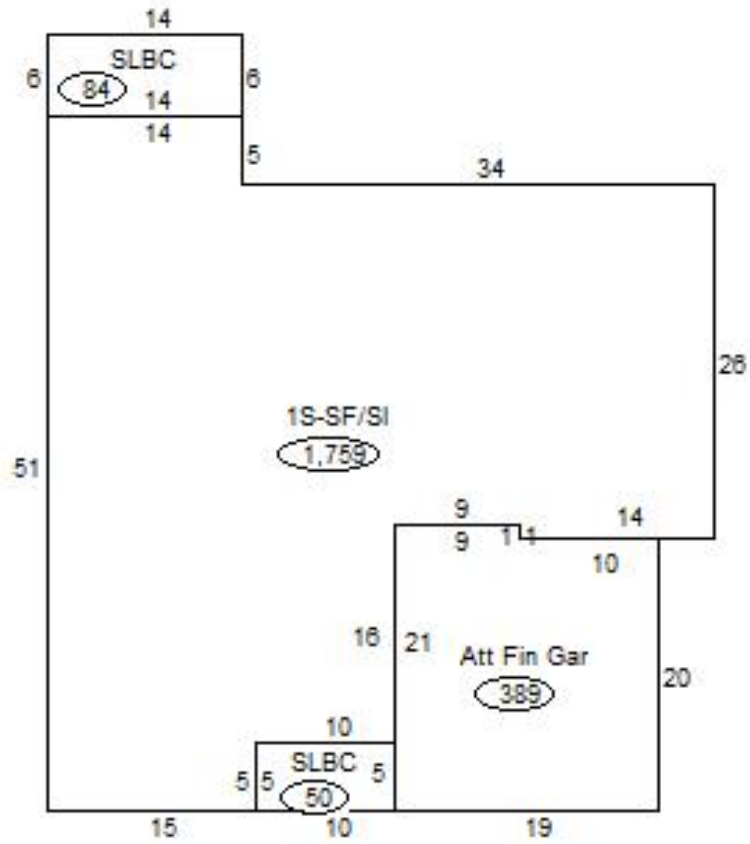
Date 04/18/2026

Time 10:15:51

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Sketch Image

660104511



### Sketch Vector Information

| Sequence                   | Code | Type | Built Over | Scale | Section Label | Base Area    | Multiplier | Total Area   |
|----------------------------|------|------|------------|-------|---------------|--------------|------------|--------------|
| 1                          | R    | 1    | Slab       | 20    | 1S-SF/SI      | 1,759        | 1.000      | 1,759        |
| 2                          | G    | 5    |            | 20    | Att Fin Gar   | 389          | 1.000      | 389          |
| 3                          | M    | PRCH |            | 20    | SLBC          | 50           | 1.000      | 50           |
| 4                          | M    | PRCH |            | 20    | SLBC          | 84           | 1.000      | 84           |
| <b>Total Building Area</b> |      |      |            |       |               | <b>1,759</b> |            | <b>1,759</b> |