



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:33:46
Page 1

Assessment Data					Primary Image																																																											
Account 660105762 Parcel ID 000000-0003-008-0-000-00 Cadastral ID 01-20-14-04210 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 335543 YORMAN FAMILY TRUST RICHARD Y & DIANA K YORMAN PO BOX 2257 OWASSO OK 74055-0000 Parcel Location Situs 06443 N DOGWOOD TRL Subdivision HIGHLAND MEADOWS AT STONE CANYON Lot/Block 0008 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1041 - R-V01,4-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																
Legal Description Lat/Long: 36.24748777 -95.77071878 LOT 8 BLOCK 3 HIGHLAND MEADOWS AT STONE CANYON																																																																
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>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	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>R22 027</td> <td>R23- NEW DTCH ACC BLDG 20X30</td> <td>02/2022</td> <td>08/2022</td> <td>35,000</td> </tr> <tr> <td>R21 000245</td> <td>R23- NEW 3277 SQ FT SFR</td> <td>08/2021</td> <td>08/2022</td> <td>475,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 027	R23- NEW DTCH ACC BLDG 20X30	02/2022	08/2022	35,000	R21 000245	R23- NEW 3277 SQ FT SFR	08/2021	08/2022	475,000																														
Code	Type	Active	Maximum	Exemption																																																												
H	Homestead	Yes	1,000	1,000																																																												
Number	Description	Opened	Closed	Amount																																																												
R22 027	R23- NEW DTCH ACC BLDG 20X30	02/2022	08/2022	35,000																																																												
R21 000245	R23- NEW 3277 SQ FT SFR	08/2021	08/2022	475,000																																																												
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>97.960</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2022</td> <td>Land Value</td> <td>104,169</td> <td>104,169</td> <td>11%</td> <td>11,459</td> <td>Assessed</td> <td>58,615 5,741.93</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>428,690</td> <td>428,690</td> <td></td> <td>47,156</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>532,859</td> <td>532,859</td> <td></td> <td>58,615</td> <td>Total Taxable</td> <td>57,615 5,644.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	Remove Cap	2022	Land Value	104,169	104,169	11%	11,459	Assessed	58,615 5,741.93	Year Frozen		Improvements	428,690	428,690		47,156	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -98.00	TIF Project ID	0	Total Value	532,859	532,859		58,615	Total Taxable	57,615 5,644.00	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>C.A.B.O. DEVELOPMENT COMPANY LI</td> <td>07/07/2021</td> <td>130,000</td> <td>YES</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	C.A.B.O. DEVELOPMENT COMPANY LI	07/07/2021	130,000	YES
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																																																								
Remove Cap	2022	Land Value	104,169	104,169	11%	11,459	Assessed	58,615 5,741.93																																																								
Year Frozen		Improvements	428,690	428,690		47,156	Penalty	0																																																								
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -98.00																																																								
TIF Project ID	0	Total Value	532,859	532,859		58,615	Total Taxable	57,615 5,644.00																																																								
Bk/Pg	Grantor	Date	Price	Code																																																												
/	C.A.B.O. DEVELOPMENT COMPANY LI	07/07/2021	130,000	YES																																																												
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>2025-660105762</td> <td>YORMAN FAMILY TRUST</td> <td>3</td> <td>525,897</td> <td>1000</td> <td>56,849</td> <td>5,569.00</td> </tr> <tr> <td>2024</td> <td>2024-660105762</td> <td>YORMAN FAMILY TRUST</td> <td>3</td> <td>565,765</td> <td>1000</td> <td>61,234</td> <td>5,883.00</td> </tr> <tr> <td>2023</td> <td>2023-660105762</td> <td>YORMAN FAMILY TRUST</td> <td>3</td> <td>563,688</td> <td>1000</td> <td>61,006</td> <td>5,717.00</td> </tr> <tr> <td>2022</td> <td>2022-660105762</td> <td>YORMAN FAMILY TRUST</td> <td>3</td> <td>130,000</td> <td>0</td> <td>14,300</td> <td>1,401.00</td> </tr> </tbody> </table>					Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660105762	YORMAN FAMILY TRUST	3	525,897	1000	56,849	5,569.00	2024	2024-660105762	YORMAN FAMILY TRUST	3	565,765	1000	61,234	5,883.00	2023	2023-660105762	YORMAN FAMILY TRUST	3	563,688	1000	61,006	5,717.00	2022	2022-660105762	YORMAN FAMILY TRUST	3	130,000	0	14,300	1,401.00																				
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																									
2025	2025-660105762	YORMAN FAMILY TRUST	3	525,897	1000	56,849	5,569.00																																																									
2024	2024-660105762	YORMAN FAMILY TRUST	3	565,765	1000	61,234	5,883.00																																																									
2023	2023-660105762	YORMAN FAMILY TRUST	3	563,688	1000	61,006	5,717.00																																																									
2022	2022-660105762	YORMAN FAMILY TRUST	3	130,000	0	14,300	1,401.00																																																									



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:33:46
 Page 2

Lot Data		Square-Foot - NBHD 1041 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5497		
Topography			
Street Access			
Utilities			
Amenities	LOT TYPE		0
	GATED		0
Method	Square-Foot		
Base Lot Value	23,947.00 x 4.35 = 104,169		
Factor Value			
Adjustments	1.0000		
Lot Value	104,169		



\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-23\IMG_0001.JF 8/23/2022

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	70% Frame, Stucco 30% Veneer, Masonry
Base/Total Area	2,554 / 2,554
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,554
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	744 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	465,734	182.35	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	660,990 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.23	Total Misc Impr	+ 25,784
Roofing Adj	+ 5.79	Garage Cost	+ 42,341
Subfloor Adj	+ -4.58	Total RCN	= 407,577
Heat/Cool Adj	+ 16.31	Depreciation (2%)	- 8,152
Plumbing Adj	+ 7.16	Lump Sums	+ 23,364
Basement Adj	+ 0.00	RCNLD	= 422,789
Adj Base Cost	= 132.91	Lot Value	+ 104,169
Total Area	x 2,554	Indicated Value	= 526,958
Adjusted Cost	= 339,452	Value Per SqFt	206.33

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	422,789		
Lot Value	104,169		
Indicated Value	526,958	206.33	Per SqFt
Agland Value			
Site Improvements	5,901		
Total Value	532,859	208.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154843	32x7		224	32.18		7,208
PRCH	Slab Porch - Covered	154844	20x6		120	32.75		3,930
PATO	Slab Porch - Open	154845	20x14		280	11.54		3,231
EPKS	Enclosed Porch - Kneewall Screen	154846	18x18		324	35.23		11,415
GRDT	Garage - Detached	176663	30x20		600	38.94		23,364



Rogers

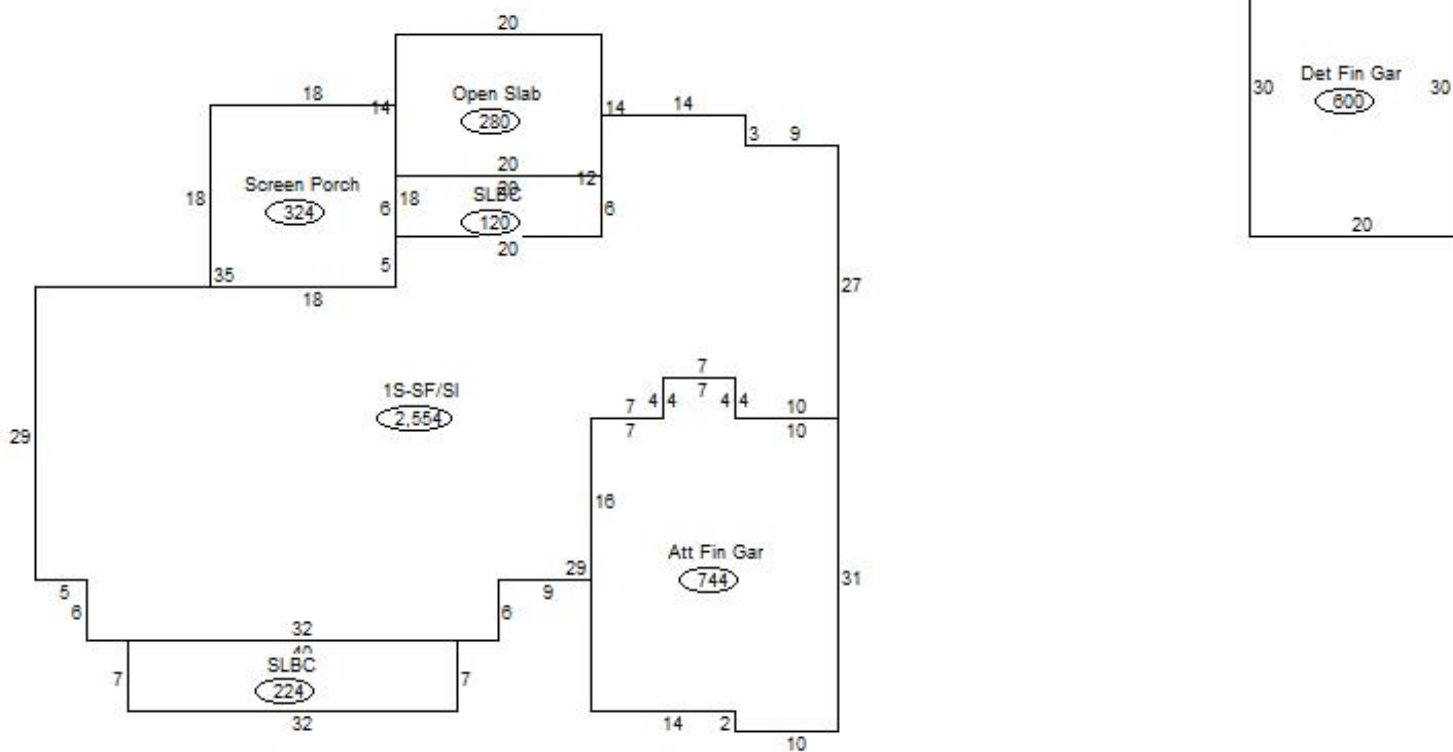
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:33:46
 Page 3

Sketch Image

660105762



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,554	1.000	2,554
2	G	5		20	Att Fin Gar	744	1.000	744
3	M	PRCH		20	SLBC	224	1.000	224
4	M	PRCH		20	SLBC	120	1.000	120
5	M	PATO		20	Open Slab	280	1.000	280
6	M	EPKS		20	Screen Porch	324	1.000	324
7	G	6		20	Det Fin Gar	600	1.000	600
Total Building Area						2,554		2,554



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:33:46
Page 4

660105762

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PRCH	Slab Porch - Covered	6x30x8	Concrete	Composition Shingle	180
	Qual 5	Cond 5	Year 2022	Eff Age 2		

Valuation Summary	Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
Base Cost (36.43 x 180)	6,557		6,557	656
				5,901