



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:44:19
Page 1

Assessment Data					Primary Image																																																	
Account 660106274 Parcel ID 000000-0002-017-0-000-00 Cadastral ID 01-20-14-04870 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 341591 FOSTER, SCOTT STUART & ALLISON BROOKE 5970 N MEADOWS RIDGE RD OWASSO OK 74055-0000 Parcel Location Situs 05970 N MEADOWS RIDGE RD Subdivision DEER RUN AT STONE CANYON PHASE IV Lot/Block 0017 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1039 - R-V04, SW OWASSO School District S021 - OWASSO SCHOOLS																																																						
Legal Description Lat/Long: 36.24052476 -95.76201110																																																						
LOT 17 BLOCK 2 DEER RUN AT STONE CANYON PHASE IV					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 338</td> <td>R23 NEW SFR 3613 SQ FT</td> <td>08/2022</td> <td>06/2023</td> <td>235,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 338	R23 NEW SFR 3613 SQ FT	08/2022	06/2023	235,000																																			
Number	Description	Opened	Closed	Amount																																																		
R22 338	R23 NEW SFR 3613 SQ FT	08/2022	06/2023	235,000																																																		
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	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>EXECUTIVE HOMES LLC</td> <td>05/19/2023</td> <td>670,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>C.A.B.O DEVELOPMENT COMPANY LL</td> <td>03/15/2022</td> <td>812,500</td> <td>WB</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	EXECUTIVE HOMES LLC	05/19/2023	670,000	YES	/	C.A.B.O DEVELOPMENT COMPANY LL	03/15/2022	812,500	WB																				
Code	Type	Active	Maximum	Exemption																																																		
H	Homestead	Yes	1,000	1,000																																																		
Bk/Pg	Grantor	Date	Price	Code																																																		
/	EXECUTIVE HOMES LLC	05/19/2023	670,000	YES																																																		
/	C.A.B.O DEVELOPMENT COMPANY LL	03/15/2022	812,500	WB																																																		
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>2024</td> <td>Land Value</td> <td>139,660</td> <td>139,660</td> <td>11%</td> <td>15,363</td> <td>Assessed</td> <td>75,749 7,420.37</td> </tr> <tr> <td>Year Frozen</td> <td></td> <td>Improvements</td> <td>557,161</td> <td>548,962</td> <td></td> <td>60,386</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>696,821</td> <td>688,622</td> <td></td> <td>75,749</td> <td>Total Taxable</td> <td>74,749 7,322.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	Remove Cap	2024	Land Value	139,660	139,660	11%	15,363	Assessed	75,749 7,420.37	Year Frozen		Improvements	557,161	548,962		60,386	Penalty	0	Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -98.00	TIF Project ID	0	Total Value	696,821	688,622		75,749	Total Taxable	74,749 7,322.00
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																																														
Remove Cap	2024	Land Value	139,660	139,660	11%	15,363	Assessed	75,749 7,420.37																																														
Year Frozen		Improvements	557,161	548,962		60,386	Penalty	0																																														
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -98.00																																														
TIF Project ID	0	Total Value	696,821	688,622		75,749	Total Taxable	74,749 7,322.00																																														
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>2025-660106274</td> <td>FOSTER, SCOTT STUART &</td> <td>3</td> <td>668,566</td> <td>1000</td> <td>72,543</td> <td>7,106.00</td> </tr> <tr> <td>2024</td> <td>2024-660106274</td> <td>FOSTER, SCOTT STUART &</td> <td>3</td> <td>681,196</td> <td>1000</td> <td>73,931</td> <td>7,103.00</td> </tr> <tr> <td>2023</td> <td>2023-660106274</td> <td>FOSTER, SCOTT STUART &</td> <td>3</td> <td>4,470</td> <td>0</td> <td>492</td> <td>46.00</td> </tr> <tr> <td>2022</td> <td>2022-660106274</td> <td>EXECUTIVE HOMES LLC</td> <td>3</td> <td>4,470</td> <td>0</td> <td>492</td> <td>48.00</td> </tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660106274	FOSTER, SCOTT STUART &	3	668,566	1000	72,543	7,106.00	2024	2024-660106274	FOSTER, SCOTT STUART &	3	681,196	1000	73,931	7,103.00	2023	2023-660106274	FOSTER, SCOTT STUART &	3	4,470	0	492	46.00	2022	2022-660106274	EXECUTIVE HOMES LLC	3	4,470	0	492	48.00					
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660106274	FOSTER, SCOTT STUART &	3	668,566	1000	72,543	7,106.00																																															
2024	2024-660106274	FOSTER, SCOTT STUART &	3	681,196	1000	73,931	7,103.00																																															
2023	2023-660106274	FOSTER, SCOTT STUART &	3	4,470	0	492	46.00																																															
2022	2022-660106274	EXECUTIVE HOMES LLC	3	4,470	0	492	48.00																																															



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:44:19
 Page 2

Lot Data		Square-Foot - NBHD 1039 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5664		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	24,673.00 x 5.06 = 124,748		
Factor Value			
Adjustments	1.1195		
Lot Value	139,660		



\\tsclient\T\ROB STUFF\2023-6-27\IMG_0013.JPG 6/27/2023

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,658 / 3,619
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,658
Fixture/RghIn	/
Bed/F/H Bath	5 / 3.0 / 1.0
Basement Area	
Garage Type	678 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 1

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	

Cost Approach Manual : 01/2025

Base Cost	110.62	Total Misc Impr	+	19,695
Roofing Adj	+ 4.79	Garage Cost	+	44,070
Subfloor Adj	+ -3.31	Total RCN	=	562,789
Heat/Cool Adj	+ 18.45	Depreciation (1%)	-	5,628
Plumbing Adj	+ 7.34	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	557,161
Adj Base Cost	= 137.89	Lot Value	+	139,660
Total Area	x 3,619	Indicated Value	=	696,821
Adjusted Cost	= 499,024	Value Per SqFt		192.55

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	557,161		
Lot Value	139,660		
Indicated Value	696,821	192.55	Per SqFt
Agland Value			
Site Improvements			
Total Value	696,821	192.55	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	157510	8x7		56	37.14		2,080
PRCH	Slab Porch - Covered	157511	500		500	35.23		17,615



Rogers

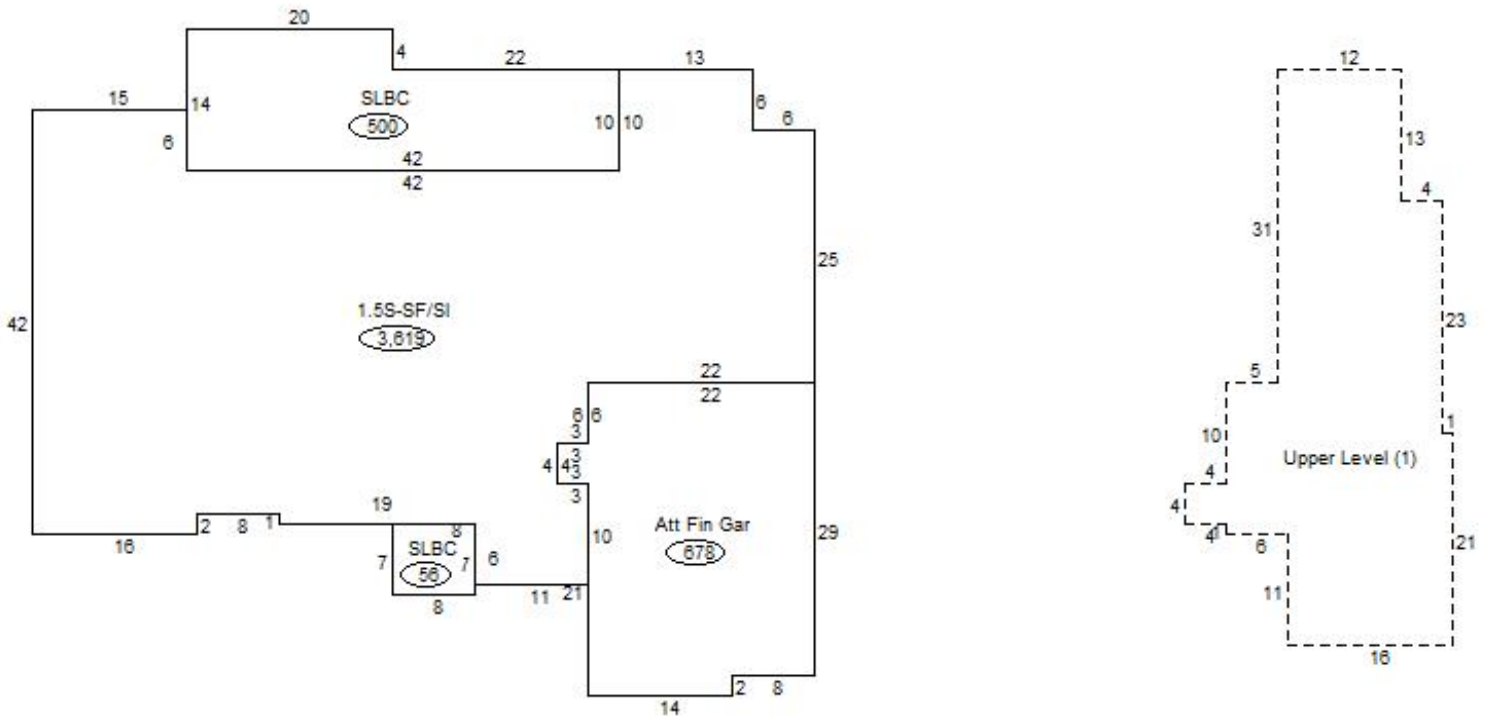
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:44:19
 Page 3

Sketch Image

660106274



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5S-SF/SI	2,658	1.362	3,619
2	U	^UL		20	Upper Level (1)	961	1.000	961
3	G	5		20	Att Fin Gar	678	1.000	678
4	M	PRCH		20	SLBC	56	1.000	56
5	M	PRCH		20	SLBC	500	1.000	500
Total Building Area						2,658		3,619