



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data

Account 660108279
Parcel ID 000173-0001-020-0-000-00
Cadastral ID 35-23-14-02300
Property Type REAL - Real Property
Property Class RRP VI Area 2
Tax Area 10 - OOLOGAH RURAL/NW FIRE
Name ID 344179
PINKSTAFF, ANTHONY & ALICIA

2707 CREEK TRAIL LN
OOLOGAH OK 74053-0000

Parcel Location

Situs 02707 CREEK TRAIL LN
Subdivision CLEAR CREEK AT WOODSIDE PHASE V
Lot/Block 0020 / 0001 Parcel Size 1 - Lots
Sec/Twn/Rng 35 / 23 / 14 / 5
Neighborhood 1021 - R-V02-NW OOLOGAH
School District S004 - OOLOGAH SCHOOLS

Primary Image



660108279 05/31/24
660108279_001.JPG 6/17/2024

Legal Description

Lat/Long: 36.43030611 -95.78178031

LOT 20 BLOCK 1 CLEAR CREEK AT WOODSIDE PHASE V

Building Permits

Number	Description	Opened	Closed	Amount
R25 177	NEW DTCH ACC BLDG 30X50	06/2025		74,034
R24 032	NEW POOL	05/2024	10/2024	75,000
R23 308	R24 NEW SFR 3650 SQ FT	10/2023	04/2024	250,000

Exemptions

Code	Type	Active	Maximum	Exemption

Sale History

Bk/Pg	Grantor	Date	Price	Code
/	EXECUTIVE HOMES LLC	04/26/2024	670,500	YES
/	DOUBLE H PROPERTIES LLC	08/23/2023	750,000	WB

Parcel Valuation

Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax
Remove Cap	2025	Land Value	111,299	111,299	11%	12,243	Assessed	75,869 8,207.63
Year Frozen		Improvements	578,419	578,419		63,626	Penalty	0
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00
TIF Project ID	0	Total Value	689,718	689,718		75,869	Total Taxable	75,869 8,208.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108279	PINKSTAFF, ANTHONY & ALICIA	10	670,503	0	73,756	7,979.00
2024	2024-660108279	PINKSTAFF, ANTHONY & ALICIA	10	6,422	0	706	74.00



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Lot Data		Square-Foot - NBHD 1021 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	1.2584		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	54,818.00 x 1.53 = 84,037		
Factor Value			
Adjustments	1.3244		
Lot Value	111,299		



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05/31/24

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6/17/2024

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Veneer, Stone
Base/Total Area	2,979 / 3,658
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,979
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	783 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 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	544,289		
Lot Value	111,299		
Indicated Value	655,588	179.22	Per SqFt
Agland Value			
Site Improvements	34,130		
Total Value	689,718	188.55	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	105.93	Total Misc Impr	+ 26,902
Roofing Adj	+ 4.91	Garage Cost	+ 47,505
Subfloor Adj	+ -3.56	Total RCN	= 555,397
Heat/Cool Adj	+ 17.38	Depreciation (2%)	- 11,108
Plumbing Adj	+ 6.83	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 544,289
Adj Base Cost	= 131.49	Lot Value	+ 111,299
Total Area	x 3,658	Indicated Value	= 655,588
Adjusted Cost	= 480,990	Value Per SqFt	179.22

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	160049	10x5		50	36.50		1,825
PRCH	Slab Porch - Covered	160050	520		520	34.49		17,935
FPPF	Fireplace - Prefabricated			2024	1	7,141.75		7,142



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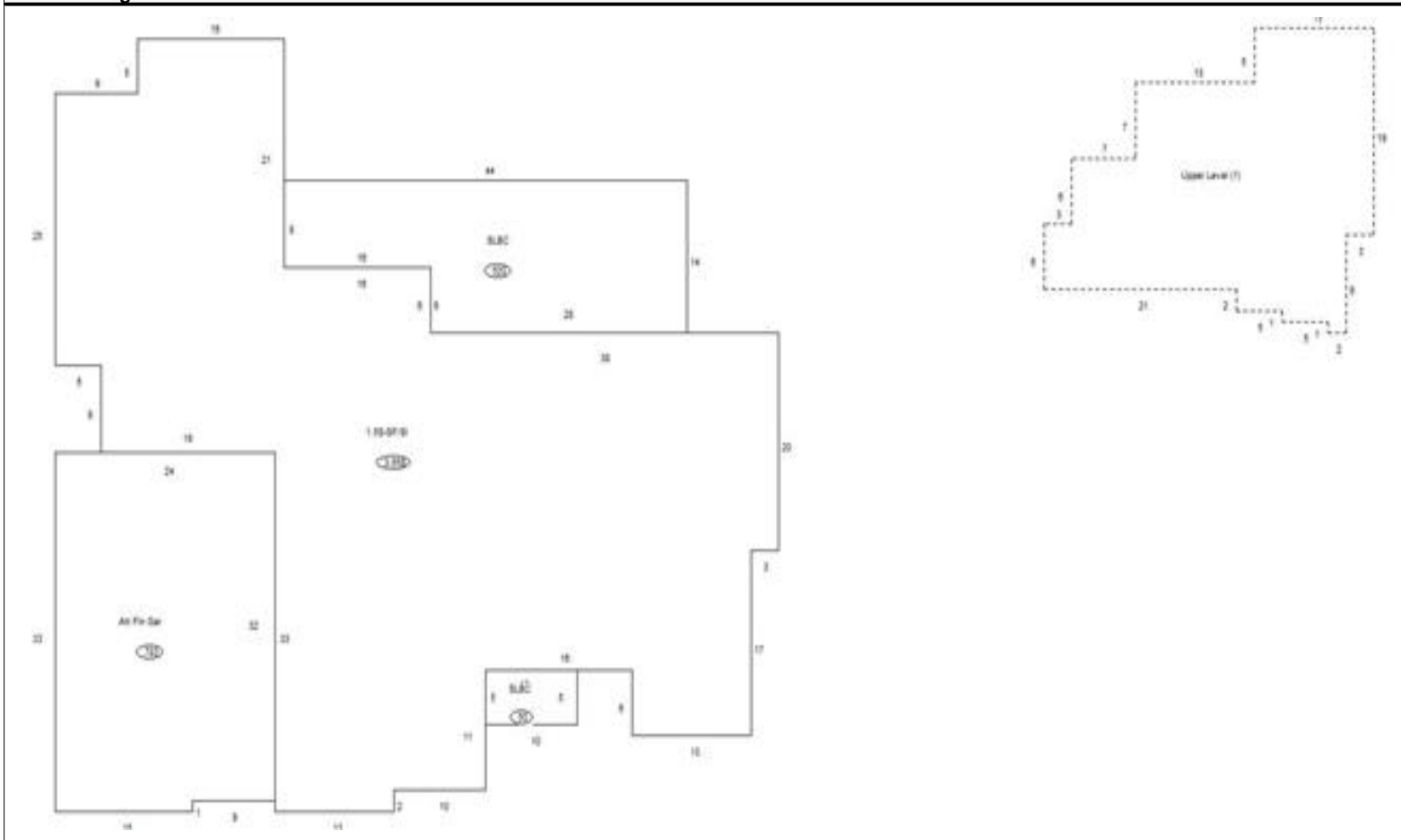
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5S-SF/SI	2,979	1.228	3,658
2	U	^UL		10	Upper Level (1)	679	1.000	679
3	G	5		10	Att Fin Gar	783	1.000	783
4	M	PRCH		10	SLBC	50	1.000	50
5	M	PRCH		10	SLBC	520	1.000	520
Total Building Area						2,979		3,658



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	SWIM-GUNITE	35x15x0	Reinforced-Concrete		525
	Qual	6	Cond 6	Year 2024	Eff Age 1	
		Valuation Summary	Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
		Base Cost (68.43 x 525)	35,926	35,926	1,796	34,130