



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:29:46
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Assessment Data					Primary Image														
Account 660000463 Parcel ID 000000-00-0-00468-003-0004 Cadastral ID 01-21-14-01370 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 344284 DUNCAN, DEVIN 11810 N 190TH E AVE COLLINSVILLE OK 74021-0000 Parcel Location Situs 11810 N 190TH E AVE Subdivision LOOKING GLASS ESTATE Lot/Block 0004 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 14 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-4-5\IMG_0013. 4/5/2022</p>														
Legal Description Lat/Long: 36.32622843 -95.76268012																			
LOT 4 BLOCK 3 LOOKING GLASS ESTATES					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>10106</td> <td>R7-NEW 1320 SQ FT SFR</td> <td>05/2006</td> <td>10/2006</td> <td>60,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	10106	R7-NEW 1320 SQ FT SFR	05/2006	10/2006	60,000
Number	Description	Opened	Closed	Amount															
10106	R7-NEW 1320 SQ FT SFR	05/2006	10/2006	60,000															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					/	DALE, MARCELLA D	05/03/2024	227,000	YES										
					2196/257	WITT, AUBREE FAYE	08/31/2011	130,000	YES										
					1844/28	VENTURE HOMES LLC	01/18/2007	121,500	YES										
					1728/835	SWEET, RONDA S	11/14/2005	0	16										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax										
Remove Cap	2025	Land Value	83,107	83,107	11%	9,142	Assessed	25,380	2,754.69										
Year Frozen	0	Improvements	147,621	147,621		16,238	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	230,728	230,728		25,380	Total Taxable	25,380	2,755.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660000463	DUNCAN, DEVIN			7	227,000	0	24,970	2,710.00										
2024	2024-660000463	DUNCAN, DEVIN			7	182,705	0	18,744	2,069.00										
2023	2023-660000463	DALE, MARCELLA D			7	162,292	0	17,852	1,928.00										
2022	2022-660000463	DALE, MARCELLA D			7	163,963	0	16,219	1,821.00										
2021	2021-660000463	DALE, MARCELLA D			7	140,426	0	15,447	1,715.00										
2020	2020-660000463	DALE, MARCELLA D			7	139,448	0	15,313	1,698.00										
2019	2019-660000463	DALE, MARCELLA D			7	132,583	0	14,584	1,618.00										
2018	2018-660000463	DALE, MARCELLA D			7	131,226	0	14,435	1,550.00										
2017	2017-660000463	DALE, MARCELLA D			7	130,096	0	14,311	1,550.00										
2016	2016-660000463	DALE, MARCELLA D			7	126,568	0	13,922	1,510.00										
2015	2015-660000463	DALE, MARCELLA D			7	128,965	0	14,186	1,548.00										
2014	2014-660000463	DALE, MARCELLA D			7	131,137	0	14,425	1,587.00										
2013	2013-660000463	DALE, MARCELLA D			7	128,294	0	14,112	1,524.00										




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Lot Data	Square-Foot - NBHD 1014 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.3158 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 13,754.00 x 1.85 = 25,445 Factor Value Adjustments 3.2662 Lot Value 83,107		 <p>\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2022-4-5\IMG_0013. 4/5/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,311 / 1,311
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,311
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	324 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2006 / 15



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	165,863	126.52	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	178,880 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	98.99	Total Misc Impr	+	6,603	
Roofing Adj	+ 4.55	Garage Cost	+	10,086	
Subfloor Adj	+ -1.16	Total RCN	=	180,026	
Heat/Cool Adj	+ 11.47	Depreciation (18%)	-	32,405	
Plumbing Adj	+ 10.74	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	147,621	
Adj Base Cost	= 124.59	Lot Value	+	83,107	
Total Area	x 1,311	Indicated Value	=	230,728	
Adjusted Cost	= 163,337	Value Per SqFt		175.99	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	147,621		
Lot Value	83,107		
Indicated Value	230,728	175.99	Per SqFt
Agland Value			
Site Improvements			
Total Value	230,728	175.99	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PATO	SLAB PORCH - OPEN	1459	9x8		72	10.86		782
PRCH	SLAB PORCH - COVERED	1460	6x5		30	24.17		725



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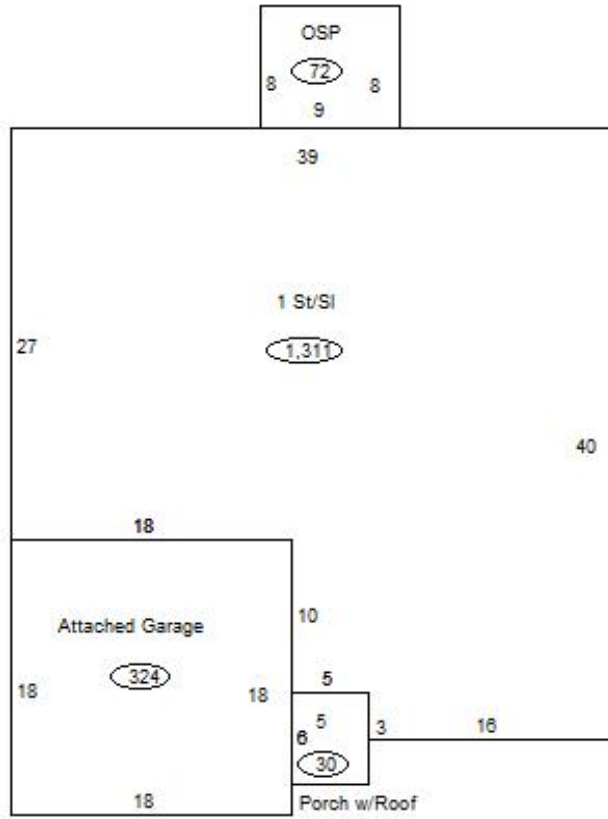
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Sketch Image

660000463



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,311	1.000	1,311
2	G	1		13	Attached Garage	324	1.000	324
3	M	PATO		13	Open Slab	72	1.000	72
4	M	PRCH		13	SLBC	30	1.000	30
Total Building Area						1,311		1,311