




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account 660001455 Parcel ID 000000-00-0-00477-001-0004 Cadastral ID 02-21-14-02930 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 336231 OLMOS, CELIO & AIMEE & RICHARD & CAREY BOHANNAN 12323 N 172ND E AVE COLLINSVILLE OK 74021-0000 Parcel Location Situs 12323 N 172ND E AVE Subdivision LYNDA LEA Lot/Block 0004 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 2 / 21 / 14 / 5 Neighborhood 1082 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-9\IMG_0007. 5/10/2022</p>														
Legal Description Lat/Long: 36.33326785 -95.78134214																			
LOT 4 BLOCK 1 LYNDA LEA					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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	VANG, LEE S	10/13/2021	275,000	YES										
					1809/151	WELCH, LANA SUE	09/22/2006	175,000	YES										
					741/314			0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax										
Remove Cap	2022		Land Value 116,819	116,819	11%	12,850	Assessed	30,572	3,318.22										
Year Frozen	0		Improvements 161,105	161,105		17,722	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-97.00										
TIF Project ID	0		Total Value 277,924	277,924		30,572	Total Taxable	29,572	3,221.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660001455	OLMOS, CELIO & AIMEE &			7	272,763	1000	29,004	3,158.00										
2024	2024-660001455	OLMOS, CELIO & AIMEE &			7	273,788	1000	29,116	3,227.00										
2023	2023-660001455	OLMOS, CELIO & AIMEE &			7	275,000	1000	29,250	3,173.00										
2022	2022-660001455	OLMOS, CELIO & AIMEE &			7	275,000	0	30,250	3,396.00										
2021	2021-660001455	VANG, LEE S			7	184,987	0	20,349	2,260.00										
2020	2020-660001455	VANG, LEE S			7	186,185	0	20,480	2,270.00										
2019	2019-660001455	VANG, LEE S			7	177,560	0	19,532	2,167.00										
2018	2018-660001455	VANG, LEE S			7	182,930	0	20,122	2,160.00										
2017	2017-660001455	VANG, LEE S			7	181,478	0	19,963	2,163.00										
2016	2016-660001455	VANG, LEE S			7	176,891	0	19,458	2,110.00										
2015	2015-660001455	VANG, LEE S			7	171,765	0	18,894	2,062.00										
2014	2014-660001455	VANG, LEE S			7	175,410	0	19,177	2,110.00										
2013	2013-660001455	VANG, LEE S			7	166,037	0	18,264	1,972.00										



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Lot Data	Square-Foot - NBHD 1082 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.3179 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 100,966.00 x 1.16 = 116,819 Factor Value Adjustments 1.0000 Lot Value 116,819		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	1,602 / 2,466
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,602
Fixture/RghIn	10 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	598 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1974 / 39



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	256,186	103.89	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	7		
Indicated Value	275,990		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	88.39	Total Misc Impr	+	12,939			
Roofing Adj	+ 3.05	Garage Cost	+	18,287			
Subfloor Adj	+ -1.50	Total RCN	=	298,343			
Heat/Cool Adj	+ 12.64	Depreciation (46%)	-	137,238			
Plumbing Adj	+ 5.74	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	161,105			
Adj Base Cost	= 108.32	Lot Value	+	116,819			
Total Area	x 2,466	Indicated Value	=	277,924			
Adjusted Cost	= 267,117	Value Per SqFt		112.70			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	161,105		
Lot Value	116,819		
Indicated Value	277,924	112.70	Per SqFt
Agland Value			
Site Improvements			
Total Value	277,924	112.70	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	4030	36x5		180	26.36		4,745
PATO	SLAB PORCH - OPEN	4031	20x14		280	9.21		2,579

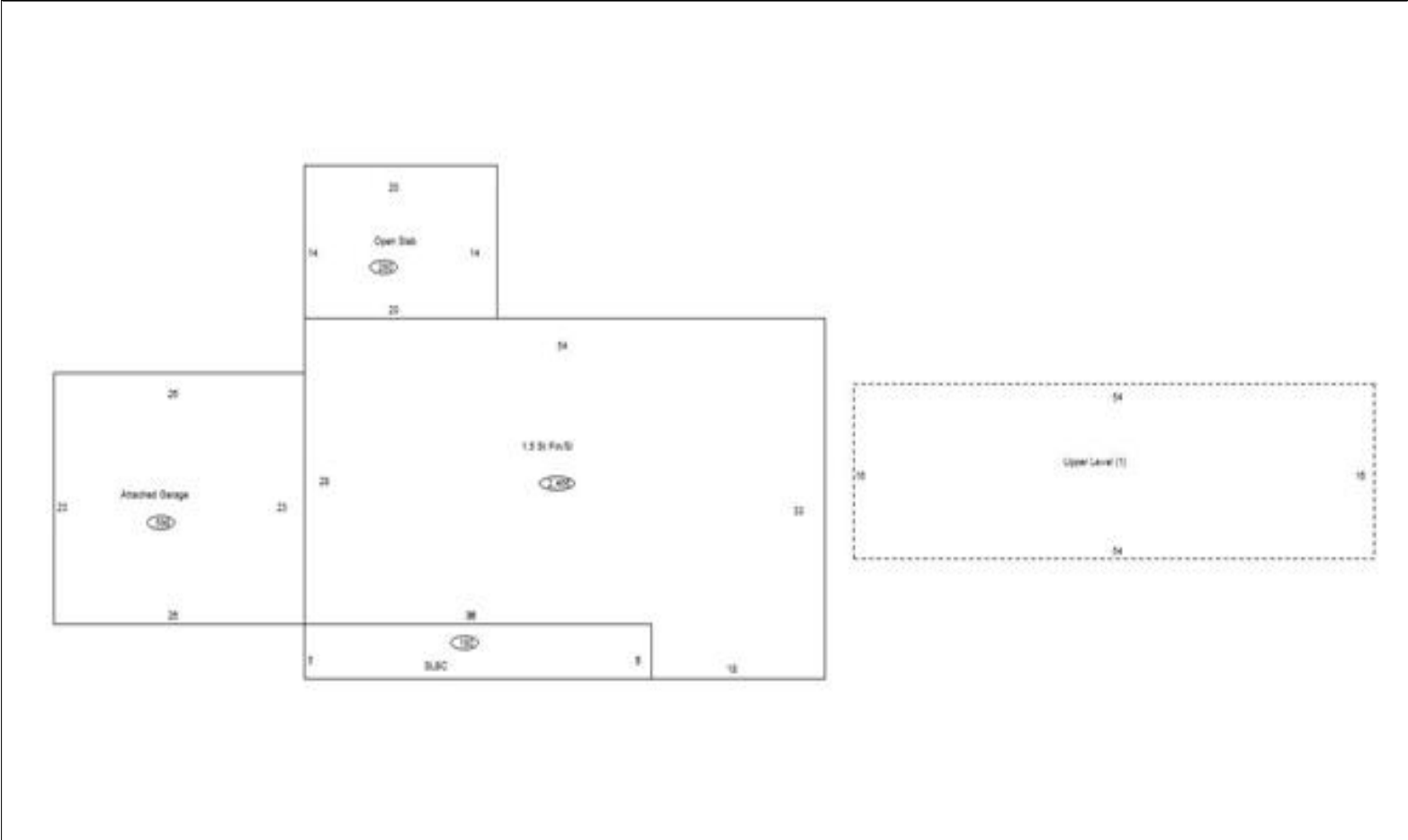


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Sketch Image

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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	1.5 St Fin/SI	1,602	1.539	2,466
2	G	1		10	Attached Garage	598	1.000	598
3	M	PRCH		10	SLBC	180	1.000	180
4	M	PATO		10	Open Slab	280	1.000	280
5	U	^UL		10	Upper Level (1)	864	1.000	864
Total Building Area						1,602		2,466



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			416
	Qual 2	Cond 3	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 416)	1,947		1,947	1,947