# Rogers

## Assessment Property Record Card for Tax Year 2026

**Data provided by LISA DELOZIER County Assessor**

| | |
|---|---|
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### Assessment Data

| | |
|---|---|
| **Account** | 660001477 |
| **Parcel ID** | 000000-00-0-00477-004-0005 |
| **Cadastral ID** | 02-21-14-03150 |
| **Property Type** | REAL - Real Property |
| **Property Class** | RRP **VI Area** 4 |
| **Tax Area** | 7 - OWASSO/LIMESTONE FIRE |
| **Name ID** | 291926 |

STILES, RICK W & LISA J
REVOCABLE LIVING TRUST

12140 N 170TH E AVE
COLLINSVILLE OK 74021-0000

### Parcel Location

| | |
|---|---|
| **Situs** | 12140 N 170TH E AVE |
| **Subdivision** | LYNDA LEA |
| **Lot/Block** | 0005 / 0004 **Parcel Size** 1 - Lots |
| **Sec/Twn/Rng** | 2 / 21 / 14 / 5 |
| **Neighborhood** | 1082 - R-V04-SW OWASSO |
| **School District** | S021 - OWASSO SCHOOLS |

### Primary Image

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-9\IMG_0115. 5/13/2022

### Legal Description

Lat/Long: 36.32961425 -95.78474013

LOT 5 BLOCK 4 LYNDA LEA

### Building Permits

| Number | Description | Opened | Closed | Amount |
|---|---|---|---|---|

### Exemptions

| Code | Type | Active | Maximum | Exemption |
|---|---|---|---|---|
| H | Homestead | Yes | 1,000 | 1,000 |

### Sale History

| Bk/Pg | Grantor | Date | Price | Code |
|---|---|---|---|---|
| 1773/216 | OLIVIER, KATHY L | 04/28/2006 | 163,500 | YES |

### Parcel Valuation

| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 108.538 | Current Tax |
|---|---|---|---|---|---|---|---|---|---|
| Remove Cap | 2007 | Land Value | 117,831 | 35,922 | 11% | 3,951 | Assessed | 20,954 | 2,274.31 |
| Year Frozen | 0 | Improvements | 171,875 | 154,572 | | 17,003 | Penalty | 0 | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 1,000 | -97.00 |
| TIF Project ID | 0 | Total Value | 289,706 | 190,494 | | 20,954 | Total Taxable | 19,954 | 2,177.00 |

### Assessment History

| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax |
|---|---|---|---|---|---|---|---|
| 2025 | 2025-660001477 | STILES, RICK W & LISA J | 7 | 281,864 | 1000 | 19,344 | 2,110.00 |
| 2024 | 2024-660001477 | STILES, RICK W & LISA J | 7 | 281,804 | 1000 | 18,752 | 2,084.00 |
| 2023 | 2023-660001477 | STILES, RICK W & LISA J | 7 | 174,331 | 1000 | 18,176 | 1,977.00 |
| 2022 | 2022-660001477 | STILES, RICK W & | 7 | 174,122 | 1000 | 18,153 | 2,052.00 |
| 2021 | 2021-660001477 | STILES, RICK W & | 7 | 178,265 | 1000 | 18,609 | 2,080.00 |
| 2020 | 2020-660001477 | STILES, RICK W & | 7 | 177,467 | 1000 | 18,175 | 2,030.00 |
| 2019 | 2019-660001477 | STILES, RICK W & | 7 | 169,237 | 1000 | 17,616 | 1,969.00 |
| 2018 | 2018-660001477 | STILES, RICK W & | 7 | 174,348 | 1000 | 18,178 | 1,966.00 |
| 2017 | 2017-660001477 | STILES, RICK W & | 7 | 173,045 | 1000 | 18,035 | 1,968.00 |
| 2016 | 2016-660001477 | STILES, RICK W & | 7 | 168,856 | 1000 | 17,574 | 1,920.00 |
| 2015 | 2015-660001477 | STILES, RICK W & | 7 | 164,730 | 1000 | 17,120 | 1,882.00 |
| 2014 | 2014-660001477 | STILES, RICK W & | 7 | 172,612 | 1000 | 17,460 | 1,935.00 |
| 2013 | 2013-660001477 | STILES, RICK W & | 7 | 164,815 | 1000 | 16,922 | 1,841.00 |

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### Lot Data

Square-Foot - NBHD 1082 #1

| | | |
|---|---|---|
| **Lot Size** | | |
| **Lot Count** | | |
| **Units Buildable** | 1 | |
| **Non-Ag Acres** | 2.5503 | |
| **Topography** | | |
| **Street Access** | | |
| **Utilities** | | |
| **Amenities** | LAND QUALITY | 0 |
| | | 0 |
| **Method** | Square-Foot | |
| **Base Lot Value** | 111,091.00 x 1.06 = 117,831 | |
| **Factor Value** | | |
| **Adjustments** | 1.0000 | |
| **Lot Value** | 117,831 | |

### Primary Image

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### Residential Data

| | |
|---|---|
| **Type** | 1 Single Family Residence |
| **Condition** | 3 - Average |
| **Quality** | 3 - Average |
| **Architecture** | |
| **Style** | 100% One Story |
| **Exterior Wall** | 50% Veneer, Masonry 50% Frame, Siding, Wood |
| **Base/Total Area** | 1,938 / 1,938 |
| **Style** | 100% One Story |
| **HVAC** | 100% Warmed & Cooled Air |
| **Roof Cover** | 1 Composition Shingle |
| **Area on Slab** | 1,938 |
| **Fixture/Rghln** | 11 / |
| **Bed/F/H Bath** | 4 / 2.0 / |
| **Basement Area** | |
| **Garage Type** | 480 Attached Garage - Unfinished |
| **Remodel** | |
| **Year/Eff Age** | 1976 / 38 |

### GRM Approach

| | | |
|---|---|---|
| **GRM Code** | | |
| **Gross Rent** | 0.00 | |
| **Indicated Value** | | |

### Multiple Regression

| | | | |
|---|---|---|---|
| **MRA Code** | 1 | Test | |
| **Adusted R** | 0.8445 | | |
| **Indicated Value** | 226,725 | 116.99 | **Per SqFt** |

### Direct Comparables

| | | | |
|---|---|---|---|
| **Selection Model** | A | Adam Test | |
| **Adjustment Model** | 1 | 2022 Residential | |
| **Comparables** | 8 | | |
| **Indicated Value** | 242,640 | | **Per SqFt** |

### Cost Approach

**Manual : 01/2025**

| | | | | | |
|---|---|---|---|---|---|
| **Base Cost** | | 104.07 | **Total Misc Impr** | + | 17,526 |
| **Roofing Adj** | + | 4.73 | **Garage Cost** | + | 15,422 |
| **Subfloor Adj** | + | -2.22 | **Total RCN** | = | 279,500 |
| **Heat/Cool Adj** | + | 12.64 | **Depreciation ( 45%)** | - | 125,775 |
| **Plumbing Adj** | + | 8.00 | **Lump Sums** | + | 0 |
| **Basement Adj** | + | 0.00 | **RCNLD** | = | 153,725 |
| **Adj Base Cost** | = | 127.22 | **Lot Value** | + | 117,831 |
| **Total Area** | x | 1,938 | **Indicated Value** | = | 271,556 |
| **Adjusted Cost** | = | 246,552 | **Value Per SqFt** | | 140.12 |

### Value Reconciliation

| | | | |
|---|---|---|---|
| **Selected Approach** | Cost Approach | | |
| **Improvements** | 153,725 | | |
| **Lot Value** | 117,831 | | |
| **Indicated Value** | 271,556 | 140.12 | **Per SqFt** |
| **Agland Value** | | | |
| **Site Improvements** | 18,150 | | |
| **Total Value** | 289,706 | 149.49 | **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 | 4115 | 175 | | 175 | 26.38 | | 4,617 |
| PRCH | SLAB PORCH - COVERED | 4116 | 20x14 | | 280 | 26.05 | | 7,294 |

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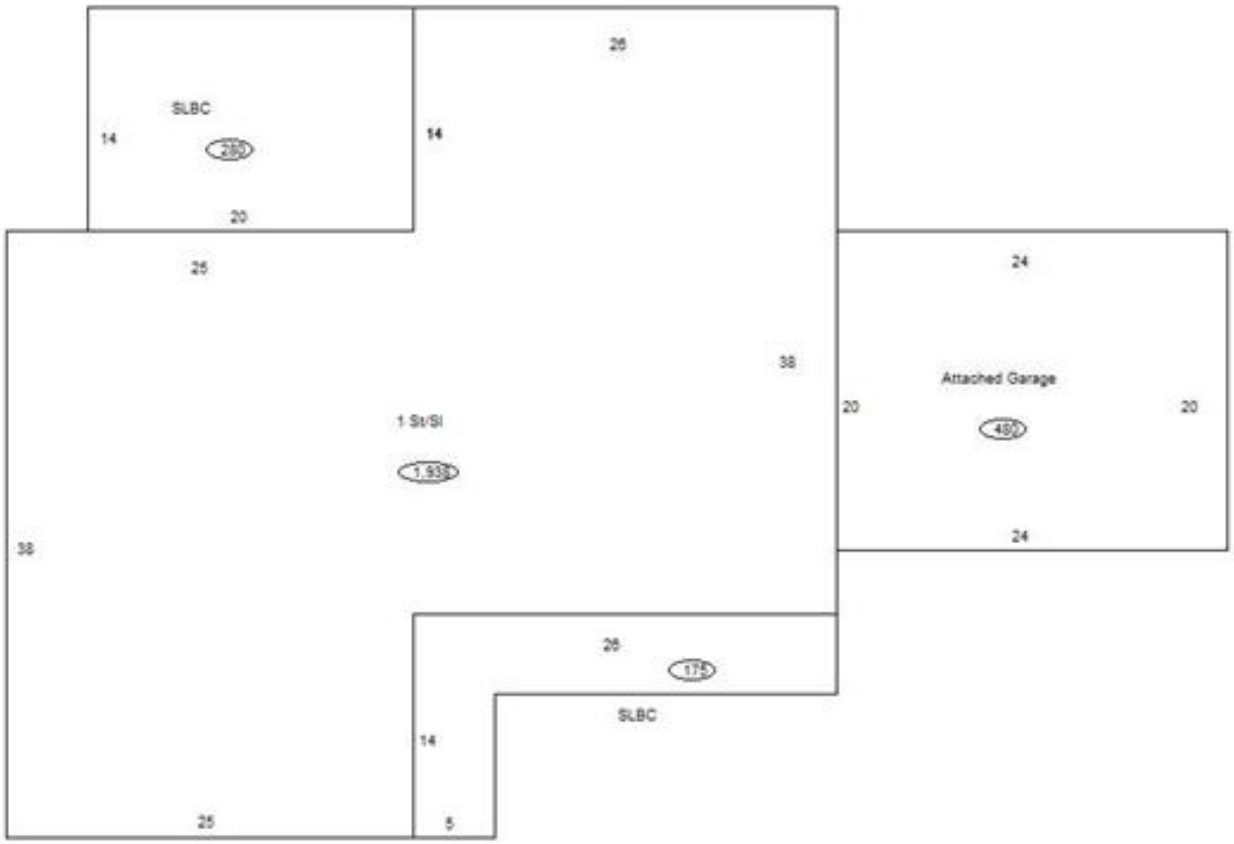
**Sketch Image** 660001477




**Sketch Vector Information**

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|---|---|---|---|---|---|---|---|---|
| 1 | R | 1 | Slab | 10 | 1 St/Sl | 1,938 | 1.000 | 1,938 |
| 2 | G | 1 | | 10 | Attached Garage | 480 | 1.000 | 480 |
| 3 | M | PRCH | | 10 | SLBC | 175 | 1.000 | 175 |
| 4 | M | PRCH | | 10 | SLBC | 280 | 1.000 | 280 |
| | | | | | **Total Building Area** | 1,938 | | 1,938 |

**Outbuildings/Site Improvements** 660001477

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|---|---|---|---|---|---|---|
| | UTIL | SHOP BUILDING | 0x0x0 | | | 1,200 |
| | **Qual** 2 | **Cond** 3 | **Year** | **Eff Age** | | |
| | **Valuation Summary** | | **Modifier Total** | **RCN** | **Depr (50% Phys/ % Func)** | **RCNLD** |
| | Base Cost (30.25 x 1,200) | 36,300 | | 36,300 | 18,150 | 18,150 |
| | STF | STG FAIR | 0x0x0 | | | |
| | **Qual** | **Cond** | **Year** | **Eff Age** | | |
| | **Valuation Summary** | | **Modifier Total** | **RCN** | **Depr (100% Phys/ % Func)** | **RCNLD** |
| | Base Cost (4.68 x ) | | | | | |