



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 08:53:45  
Page 1

Assessment Data					Primary Image									
Account	660002178				<p>C:\Users\lb\Pictures\Camo Snapshot 2024-05-06 - 09-33-39.jpg 5/6/2024</p>									
Parcel ID	000000-00-0-00216-001-0012													
Cadastral ID	03-21-14-01110													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	16 - OWASSO/COLL FIRE													
Name ID	269678													
VINES PROPERTIES INC														
PO BOX 498 OWASSO OK 74055-0000														
Parcel Location														
Situs	12310 N 150TH E AVE													
Subdivision	COUNTRY FARE SUB													
Lot/Block	0012 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	3 / 21 / 14 / 5													
Neighborhood	1047 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.33328895 -95.80741654														
LOT 12 BLOCK 1 COUNTRY FARE SUB														
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					
					1800/15	THOMAS, MARGARET E	08/15/2006	25,000	YES					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax					
Remove Cap	2007	Land Value	38,632	16,535	11%	1,819	Assessed	2,356	230.79					
Year Frozen	0	Improvements	2,068	2,068		227	Penalty	0						
Uncapped Value	0	Mobile Home	2,817	2,817		310	Exemption	0	0.00					
TIF Project ID	0	Total Value	43,517	21,420		2,356	Total Taxable	2,356	231.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660002178	VINES PROPERTIES INC			16	43,381	0	2,245	220.00					
2024	2024-660002178	VINES PROPERTIES INC			16	43,269	0	2,137	205.00					
2023	2023-660002178	VINES PROPERTIES INC			16	30,956	0	2,035	191.00					
2022	2022-660002178	VINES PROPERTIES INC			16	30,546	0	1,938	190.00					
2021	2021-660002178	VINES PROPERTIES INC			16	25,803	0	1,846	179.00					
2020	2020-660002178	VINES PROPERTIES INC			16	19,667	0	1,758	170.00					
2019	2019-660002178	VINES PROPERTIES INC			16	19,253	0	1,675	162.00					
2018	2018-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	148.00					
2017	2017-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	150.00					
2016	2016-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	150.00					
2015	2015-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	151.00					
2014	2014-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	153.00					
2013	2013-660002178	VINES PROPERTIES INC			16	14,500	0	1,595	149.00					



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 08:53:45  
 Page 2

Lot Data		Square-Foot - NBHD 1047 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.4872							
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	21,222.00 x 2.19 = 46,455							
Factor Value								
Adjustments	0.8316							
Lot Value	38,632							
Residential Data								
Type								
Condition	0 -							
Quality	0 -							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/							
Style								
HVAC								
Roof Cover								
Area on Slab								
Fixture/RghIn	/							
Bed/F/H Bath	//							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	/							
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	38,632				
Total Area	x	Indicated Value	=	38,632				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

C:\Users\lb\Pictures\Camo Snapshot 2024-05-06 - 09-33-39.jpg 5/6/2024

### 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			
Lot Value	38,632		
Indicated Value	38,632	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	38,632	0.00	Total Value Per SqFt



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 08:53:46  
Page 3

Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities  Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		

Residential Data	
Type	6 Mobile Home 60 x 12
Condition	1 - Low
Quality	1 - Low
Architecture	6 MS ADJ
Style	100% Single Wide
Exterior Wall	100% Aluminum Sheet
Base/Total Area	720 / 720
Style	100% Single Wide
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1969 / 80

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	30.47	Total Misc Impr	+	11,182			
Roofing Adj	+ 2.41	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	40,248			
Heat/Cool Adj	+ 0.00	Depreciation ( 93%)	-	37,431			
Plumbing Adj	+ 7.49	Lump Sums	+	2,068			
Basement Adj	+ 0.00	RCNLD	=	4,885			
Adj Base Cost	= 40.37	Lot Value	+				
Total Area	x 720	Indicated Value	=	4,885			
Adjusted Cost	= 29,066	Value Per SqFt		6.78			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	4,885		
Lot Value			
Indicated Value	4,885	6.78	Per SqFt
Agland Value			
Site Improvements			
Total Value	4,885	6.78	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	137509	30x12		360	31.06		11,182
WODC	WOOD DECK - COVERED	137510	14x8		112	36.92	50%	2,068



# Rogers

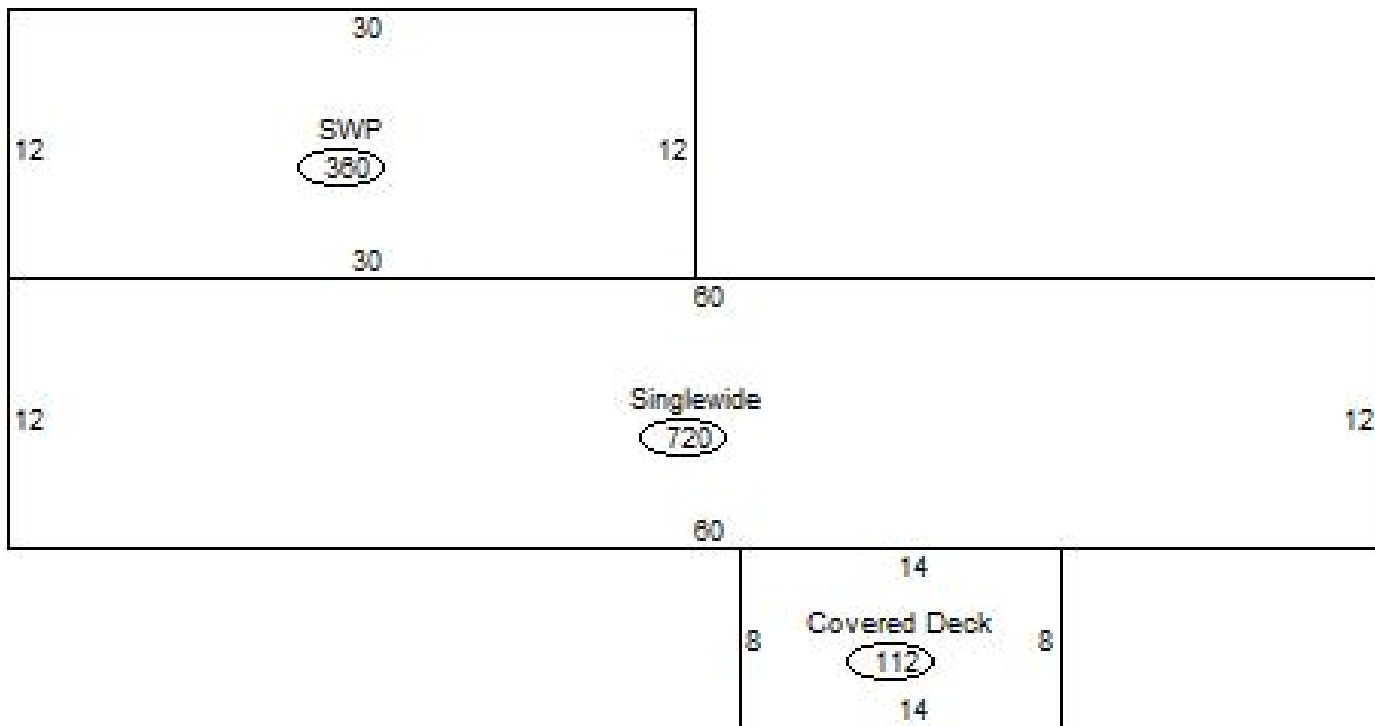
## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 08:53:46  
Page 4

Sketch Image

660002178



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		13	Singlewide	720	1.000	720
2	M	EPSW		13	EPSW	360	1.000	360
3	M	WODC		13	WODC	112	1.000	112
<b>Total Building Area</b>						<b>720</b>		<b>720</b>