



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
<b>Account</b> 660002269 <b>Parcel ID</b> 000000-00-0-00420-001-0008 <b>Cadastral ID</b> 03-21-14-02070 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 16 - OWASSO/COLL FIRE <b>Name ID</b> 295443 DURHAM, PENELOPI &  SHAWN STONG 14520 KRISTIN AVE COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 14529 KRISTEN AVE <b>Subdivision</b> KRISTIN HEIGHTS <b>Lot/Block</b> 0008 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 3 / 21 / 14 / 5 <b>Neighborhood</b> 1054 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-6-3\IMG_0011. 6/6/2022</p>																																																	
<b>Legal Description</b> Lat/Long: 36.33264062 -95.81115236																																																						
LOT 8 BLOCK 1 KRISTIN HEIGHTS					<b>Building Permits</b> <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																																								
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<b>Exemptions</b>					<b>Sale History</b>																																																	
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>																																													
H	Homestead	Yes	1,000	1,000	1881/42	STEGGS, ORLY &	06/28/2007	132,500	YES																																													
					1153/801	BEAVER, CLINTON L	01/13/1999	89,500	Yes																																													
<b>Parcel Valuation</b>					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>97.960</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2008</td> <td>Land Value 61,370</td> <td>39,630</td> <td>11%</td> <td>4,359</td> <td>Assessed</td> <td>15,634</td> <td>1,531.51</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 105,943</td> <td>102,502</td> <td> </td> <td>11,275</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-98.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 167,313</td> <td>142,132</td> <td> </td> <td>15,634</td> <td>Total Taxable</td> <td>14,634</td> <td>1,434.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	Remove Cap	2008	Land Value 61,370	39,630	11%	4,359	Assessed	15,634	1,531.51	Year Frozen	0	Improvements 105,943	102,502		11,275	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-98.00	TIF Project ID	0	Total Value 167,313	142,132		15,634	Total Taxable	14,634	1,434.00
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<b>Assessment History</b>																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660002269	DURHAM, PENELOPI &	16	166,371	1000	14,179	1,389.00																																															
2024	2024-660002269	DURHAM, PENELOPI &	16	173,758	1000	13,737	1,320.00																																															
2023	2023-660002269	DURHAM, PENELOPI &	16	130,072	1000	13,308	1,247.00																																															
2022	2022-660002269	DURHAM, PENELOPI &	16	132,000	1000	13,520	1,325.00																																															
2021	2021-660002269	DURHAM, PENELOPI &	16	135,344	1000	13,888	1,344.00																																															
2020	2020-660002269	DURHAM, PENELOPI &	16	136,416	1000	13,813	1,334.00																																															
2019	2019-660002269	DURHAM, PENELOPI &	16	130,743	1000	13,382	1,294.00																																															
2018	2018-660002269	DURHAM, PENELOPI &	16	138,609	1000	14,247	1,326.00																																															
2017	2017-660002269	DURHAM, PENELOPI &	16	137,595	1000	14,135	1,330.00																																															
2016	2016-660002269	DURHAM, PENELOPI &	16	134,486	1000	13,793	1,299.00																																															
2015	2015-660002269	DURHAM, PENELOPI &	16	131,625	1000	13,479	1,278.00																																															
2014	2014-660002269	DURHAM, PENELOPI &	16	135,155	1000	13,105	1,254.00																																															
2013	2013-660002269	DURHAM, PENELOPI &	16	128,526	1000	12,694	1,189.00																																															



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Lot Data	Square-Foot - NBHD 1054 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 2.1286 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 92,721.00 x .66 = 61,370 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 61,370		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	2 - Fair
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	60% Frame, Siding, Wood 40% Veneer, Stone
<b>Base/Total Area</b>	1,444 / 1,444
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,444
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	576 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1978 / 48



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GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	182,628	126.47	Per SqFt

Direct Comparables	
<b>Selection Model</b>	A Adam Test
<b>Adjustment Model</b>	1 2022 Residential
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	112.17	<b>Total Misc Impr</b>	+	8,075			
<b>Roofing Adj</b>	+ 5.03	<b>Garage Cost</b>	+	17,775			
<b>Subfloor Adj</b>	+ -2.38	<b>Total RCN</b>	=	225,411			
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 53%)</b>	-	119,468			
<b>Plumbing Adj</b>	+ 10.74	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	105,943			
<b>Adj Base Cost</b>	= 138.20	<b>Lot Value</b>	+	61,370			
<b>Total Area</b>	x 1,444	<b>Indicated Value</b>	=	167,313			
<b>Adjusted Cost</b>	= 199,561	<b>Value Per SqFt</b>		115.87			

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	105,943		
<b>Lot Value</b>	61,370		
<b>Indicated Value</b>	167,313	115.87	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	167,313	115.87	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	5999	7x7		49	26.78		1,312
PATO	SLAB PORCH - OPEN	6000	10x10		100	11.48		1,148



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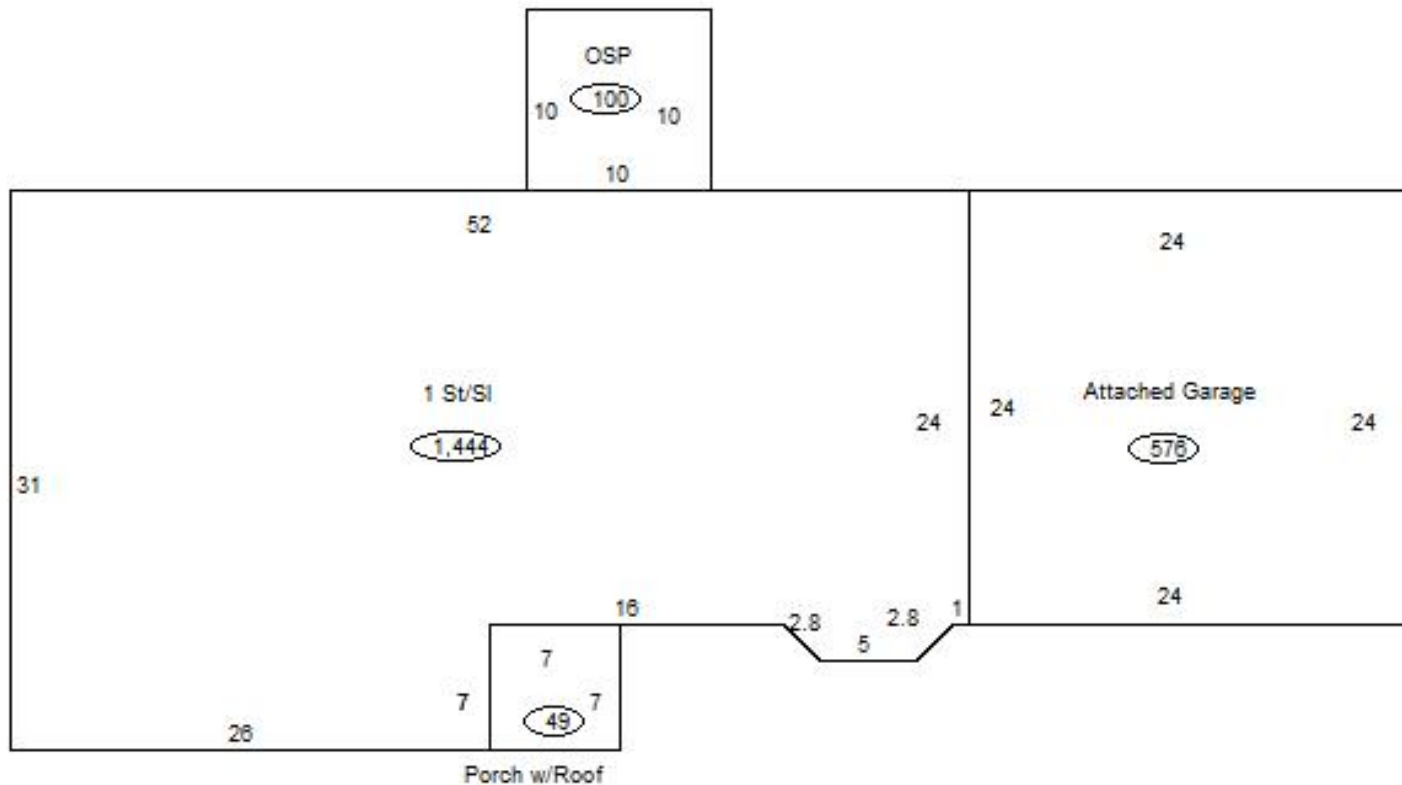
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### Sketch Image

660002269



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,444	1.000	1,444
2	G	1		13	Attached Garage	576	1.000	576
3	M	PRCH		13	SLBC	49	1.000	49
4	M	PATO		13	Open Slab	100	1.000	100
<b>Total Building Area</b>						1,444		1,444