



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 660005008 Parcel ID 000000-00-0-00468-012-0001 Cadastral ID 06-21-15-02270 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 320309 RGP HOLDINGS LLC 7623 E 116TH ST N COLLINSVILLE OK 74021-0000 Parcel Location Situs 12013 N 194TH E AVE Subdivision LOOKING GLASS ESTATE Lot/Block 0001 / 0012 Parcel Size 1 - Lots Sec/Twn/Rng 6 / 21 / 15 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0422\IMG_0024. 4/26/2022</p>														
Legal Description Lot/Long: 36.32822310 -95.75624817																			
LOT 1 BLOCK 12 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>R10</td> <td>R10-MOVING IN A HOME (2 SECTIONS)</td> <td>02/2007</td> <td>10/2009</td> <td>45,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R10	R10-MOVING IN A HOME (2 SECTIONS)	02/2007	10/2009	45,000
Number	Description	Opened	Closed	Amount															
R10	R10-MOVING IN A HOME (2 SECTIONS)	02/2007	10/2009	45,000															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	No	1,000		2601/500	WILSON, MICHAEL E	12/21/2016	0	4										
					2536/604	MORTGAGE CLEARING CORP	03/16/2016	110,000	3										
					2510/196	HOFF, DAVID W &	11/04/2015	0	10										
					2088/288	PAVEMENT ENDS LLC	02/25/2010	120,000	YES										
					2011/463	R & H HOUSE MOVERS LLC	03/06/2009	47,500	YES										
					1843/649	INTRINSIC PROPERTIES INC	02/02/2007	4,000	YES										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax										
Remove Cap	2017	Land Value	30,151	25,994	11%	2,859	Assessed	18,479	2,005.67										
Year Frozen	0	Improvements	142,002	142,002		15,620	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	172,153	167,996		18,479	Total Taxable	18,479	2,006.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660005008	RGP HOLDINGS LLC			7	169,847	0	17,600	1,910.00										
2024	2024-660005008	RGP HOLDINGS LLC			7	185,264	0	16,761	1,849.00										
2023	2023-660005008	RGP HOLDINGS LLC			7	145,123	0	15,964	1,724.00										
2022	2022-660005008	RGP HOLDINGS LLC			7	142,024	0	15,536	1,744.00										
2021	2021-660005008	RGP HOLDINGS LLC			7	134,509	0	14,796	1,642.00										
2020	2020-660005008	RGP HOLDINGS LLC			7	133,601	0	14,682	1,628.00										
2019	2019-660005008	RGP HOLDINGS LLC			7	127,119	0	13,983	1,552.00										
2018	2018-660005008	RGP HOLDINGS LLC			7	136,833	0	15,052	1,616.00										
2017	2017-660005008	RGP HOLDINGS LLC			7	135,679	0	14,925	1,617.00										
2016	2016-660005008	WILSON, MICHAEL E			7	132,009	0	14,521	1,574.00										
2015	2015-660005008	HOFF, DAVID W &			7	132,750	1000	13,603	1,499.00										
2014	2014-660005008	HOFF, DAVID W &			7	134,143	1000	13,720	1,523.00										
2013	2013-660005008	HOFF, DAVID W &			7	131,223	1000	13,292	1,449.00										



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Lot Data		Square-Foot - NBHD 1014 #1	
Lot Size			
Lot Count			
Units Buildable	500		
Non-Ag Acres	0.3812		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	16,603.00 x 1.82 = 30,151		
Factor Value			
Adjustments	1.0000		
Lot Value	30,151		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,438 / 1,438
Style	100% One Story
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	1,438
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2000 / 20

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	174,160	121.11	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	181,530		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.09	Total Misc Impr	+	2,893			
Roofing Adj	+ 4.56	Garage Cost	+	12,100			
Subfloor Adj	+ -1.19	Total RCN	=	189,336			
Heat/Cool Adj	+ 0.00	Depreciation (25%)	-	47,334			
Plumbing Adj	+ 9.78	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	142,002			
Adj Base Cost	= 121.24	Lot Value	+	30,151			
Total Area	x 1,438	Indicated Value	=	172,153			
Adjusted Cost	= 174,343	Value Per SqFt		119.72			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	142,002		
Lot Value	30,151		
Indicated Value	172,153	119.72	Per SqFt
Agland Value			
Site Improvements			
Total Value	172,153	119.72	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	12724	12x8		96	10.86		1,043
PRCH	SLAB PORCH - COVERED	12725	77		77	24.03		1,850



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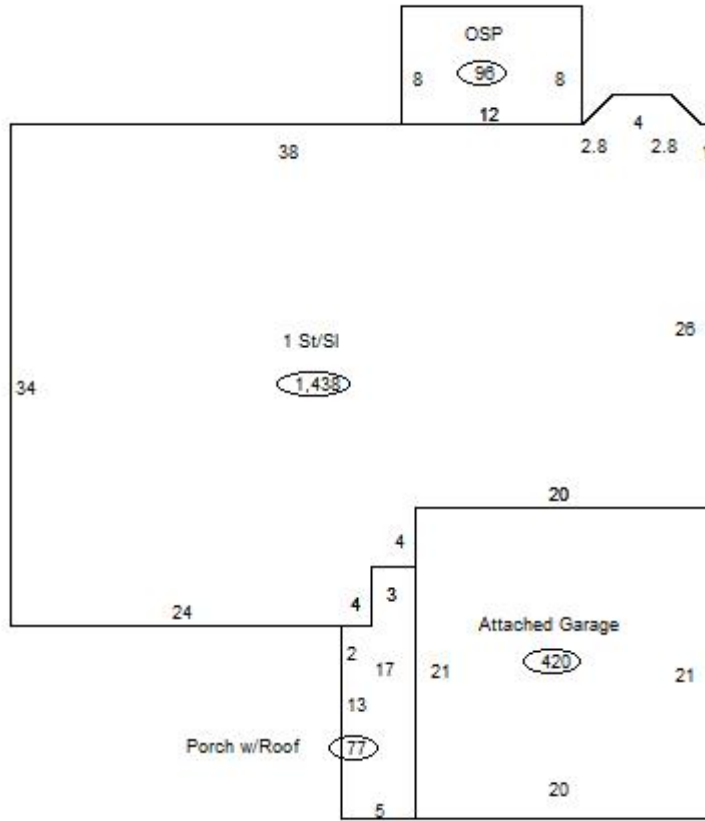
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,438	1.000	1,438
2	G	1		13	Attached Garage	420	1.000	420
3	M	PATO		13	Open Slab	96	1.000	96
4	M	PRCH		13	SLBC	77	1.000	77
Total Building Area						1,438		1,438



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF Qual	STG FAIR Cond	0x0x0 Year		Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
Base Cost (4.68 x)						