



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 660005464 Parcel ID 000000-00-0-00708-004-0003 Cadastral ID 06-21-15-06900 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 113584 DUNN, ARTHUR L & THERESA F 10101 E 12TH ST TULSA OK 74128-0000 Parcel Location Situs 04716 E 472 RD Subdivision ROLLING MEADOWS PARK Lot/Block 0003 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 6 / 21 / 15 / 5 Neighborhood 1107 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0418\IMG_0077. 4/19/2022</p>																																																	
Legal Description Lat/Long: 36.33284158 -95.74525440																																																						
LOT 3 BLOCK 4 ROLLING MEADOWS PARK					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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
					1806/802	MORGAN, TIFFANY ANN (DUNN)	09/11/2006	0	4																																													
					1782/666	DUNN, ARTHUR L &	06/12/2006	0	4																																													
Parcel Valuation					<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>108.538</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 105,623</td> <td>36,197</td> <td>11%</td> <td>3,982</td> <td>Assessed</td> <td>4,558</td> <td>494.72</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 1,101</td> <td>37</td> <td> </td> <td>4</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 6,311</td> <td>5,202</td> <td> </td> <td>572</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 113,035</td> <td>41,436</td> <td> </td> <td>4,558</td> <td>Total Taxable</td> <td>4,558</td> <td>495.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax	Remove Cap	0	Land Value 105,623	36,197	11%	3,982	Assessed	4,558	494.72	Year Frozen	0	Improvements 1,101	37		4	Penalty	0		Uncapped Value	0	Mobile Home 6,311	5,202		572	Exemption	0	0.00	TIF Project ID	0	Total Value 113,035	41,436		4,558	Total Taxable	4,558	495.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660005464	DUNN, ARTHUR L & THERESA F	7	112,864	0	4,341	471.00																																															
2024	2024-660005464	DUNN, ARTHUR L & THERESA F	7	124,774	0	4,134	456.00																																															
2023	2023-660005464	DUNN, ARTHUR L & THERESA F	7	36,522	0	3,937	425.00																																															
2022	2022-660005464	DUNN, ARTHUR L & THERESA F	7	34,092	0	3,750	421.00																																															
2021	2021-660005464	DUNN, ARTHUR L & THERESA F	7	34,410	0	3,785	420.00																																															
2020	2020-660005464	DUNN, ARTHUR L & THERESA F	7	34,329	0	3,776	419.00																																															
2019	2019-660005464	DUNN, ARTHUR L & THERESA F	7	34,077	0	3,749	416.00																																															
2018	2018-660005464	DUNN, ARTHUR L & THERESA F	7	38,887	0	4,278	459.00																																															
2017	2017-660005464	DUNN, ARTHUR L & THERESA F	7	71,904	0	4,591	498.00																																															
2016	2016-660005464	DUNN, ARTHUR L &	7	70,999	0	4,373	474.00																																															
2015	2015-660005464	DUNN, ARTHUR L &	7	72,898	0	4,164	454.00																																															
2014	2014-660005464	DUNN, ARTHUR L &	7	68,494	0	3,966	437.00																																															
2013	2013-660005464	DUNN, ARTHUR L &	7	68,494	0	3,777	408.00																																															



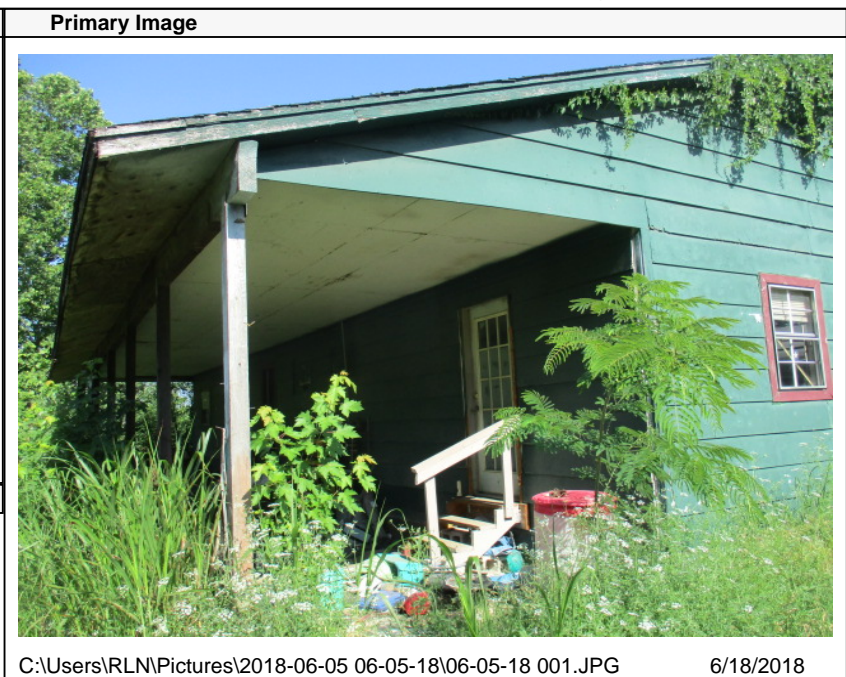
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Lot Data		Square-Foot - NBHD 1107 #1	
Lot Size			
Lot Count			
Units Buildable	211726		
Non-Ag Acres	4.8991		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	213,405.00 x .49 = 105,623		
Factor Value			
Adjustments	1.0000		
Lot Value	105,623		



C:\Users\RLN\Pictures\2018-06-05 06-05-18\06-05-18 001.JPG 6/18/2018

Residential Data	
Type	
Condition	-
Quality	-
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	/

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	0.00	Total Misc Impr	+ 0				
Roofing Adj	+ 0.00	Garage Cost	+ 0				
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	= 0				
Adj Base Cost	= 0.00	Lot Value	+ 105,623				
Total Area	x	Indicated Value	= 105,623				
Adjusted Cost	= 0	Value Per SqFt	0.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	105,623		
Indicated Value	105,623	0.00	Per SqFt
Agland Value			
Site Improvements	1,101		
Total Value	106,724	0.00	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			672
	Qual	2	Cond 3	Year	Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (65% Phys/ % Func)		RCNLD
Base Cost (4.68 x 672)		3,145		3,145	2,044	1,101



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Lot Data	Primary Image																																													
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value																																														
Residential Data Type 6 Mobile Home 56 x 24 Condition 1 - Low Quality 1 - Low Architecture 6 MS ADJ Style 100% Double Wide Exterior Wall 100% Lap Base/Total Area 1,344 / 1,344 Style 100% Double 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 1975 / 71																																														
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 6,311 Lot Value Indicated Value 6,311 4.70 Per SqFt Agland Value Site Improvements Total Value 6,311 4.70 Total Value Per SqFt																																														
Cost Approach Manual : 01/2025 <table border="1"> <tbody> <tr> <td>Base Cost</td> <td>27.44</td> <td>Total Misc Impr</td> <td>+</td> <td>0</td> </tr> <tr> <td>Roofing Adj</td> <td>+ 2.09</td> <td>Garage Cost</td> <td>+</td> <td></td> </tr> <tr> <td>Subfloor Adj</td> <td>+ 0.00</td> <td>Total RCN</td> <td>=</td> <td>45,078</td> </tr> <tr> <td>Heat/Cool Adj</td> <td>+ 0.00</td> <td>Depreciation (86%)</td> <td>-</td> <td>38,767</td> </tr> <tr> <td>Plumbing Adj</td> <td>+ 4.01</td> <td>Lump Sums</td> <td>+</td> <td>0</td> </tr> <tr> <td>Basement Adj</td> <td>+ 0.00</td> <td>RCNLD</td> <td>=</td> <td>6,311</td> </tr> <tr> <td>Adj Base Cost</td> <td>= 33.54</td> <td>Lot Value</td> <td>+</td> <td></td> </tr> <tr> <td>Total Area</td> <td>x 1,344</td> <td>Indicated Value</td> <td>=</td> <td>6,311</td> </tr> <tr> <td>Adjusted Cost</td> <td>= 45,078</td> <td>Value Per SqFt</td> <td></td> <td>4.70</td> </tr> </tbody> </table>		Base Cost	27.44	Total Misc Impr	+	0	Roofing Adj	+ 2.09	Garage Cost	+		Subfloor Adj	+ 0.00	Total RCN	=	45,078	Heat/Cool Adj	+ 0.00	Depreciation (86%)	-	38,767	Plumbing Adj	+ 4.01	Lump Sums	+	0	Basement Adj	+ 0.00	RCNLD	=	6,311	Adj Base Cost	= 33.54	Lot Value	+		Total Area	x 1,344	Indicated Value	=	6,311	Adjusted Cost	= 45,078	Value Per SqFt		4.70
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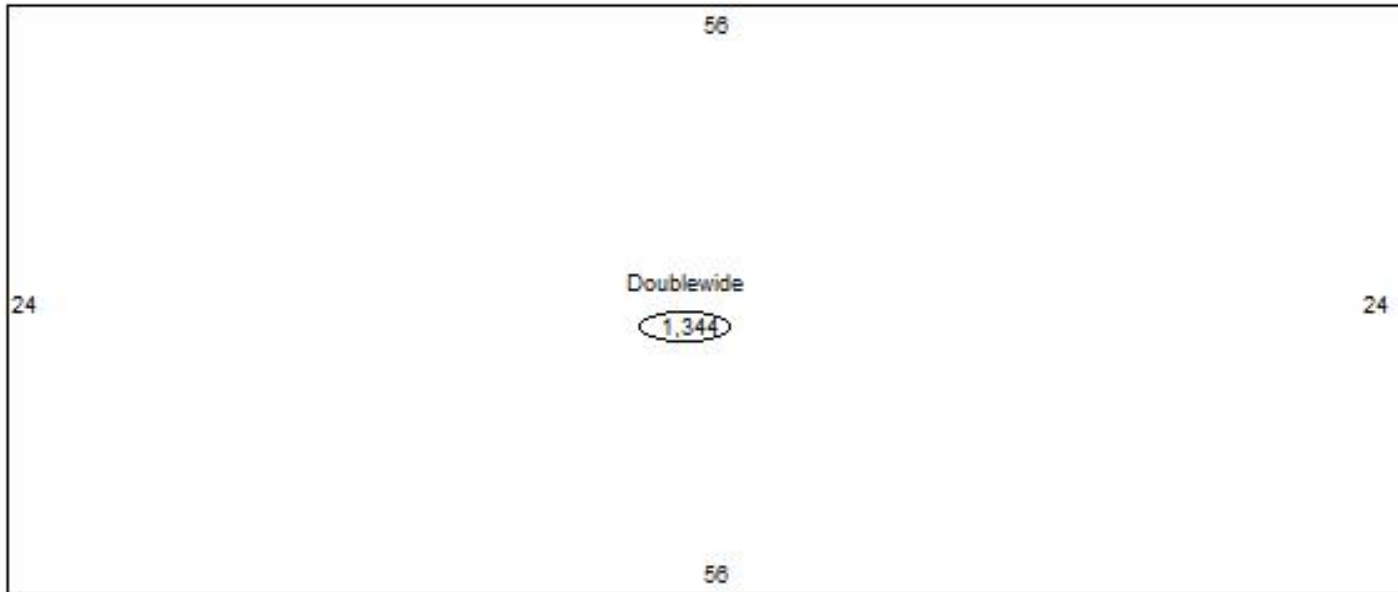
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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		10	Doublewide	1,344	1.000	1,344
Total Building Area						1,344		1,344