



# 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	660011675													
Parcel ID	000000-00-0-00801-003-0003													
Cadastral ID	11-21-14-04940													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	123524													
SHAFFER, DAVID E &														
PATTI S														
17314 E 109TH ST N														
OWASSO OK 74055-0000														
Parcel Location														
Situs	17314 E 109TH ST N													
Subdivision	SUNRISE ESTATES													
Lot/Block	0003 / 0003	Parcel Size 1 - Lots												
Sec/Twn/Rng	11 / 21 / 14 / 5													
Neighborhood	1047 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description														
Lot/Long: 36.31143090 -95.77777976														
LOT 3 BLOCK 3 SUNRISE 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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
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										
785/288			74,000	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	0	Land Value 78,800	30,151	11%	3,317	Assessed	18,116	1,774.64						
Year Frozen	0	Improvements 159,072	134,541		14,799	Penalty	0							
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-98.00						
TIF Project ID	0	Total Value 237,872	164,692		18,116	Total Taxable	17,116	1,677.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660011675	SHAFFER, DAVID E &	3	237,219	1000	16,589	1,625.00							
2024	2024-660011675	SHAFFER, DAVID E &	3	259,671	1000	16,076	1,544.00							
2023	2023-660011675	SHAFFER, DAVID E &	3	222,346	1000	15,579	1,460.00							
2022	2022-660011675	SHAFFER, DAVID E &	3	197,854	1000	15,096	1,479.00							
2021	2021-660011675	SHAFFER, DAVID E &	3	192,642	1000	14,627	1,415.00							
2020	2020-660011675	SHAFFER, DAVID E &	3	178,617	1000	14,173	1,369.00							
2019	2019-660011675	SHAFFER, DAVID E &	3	169,850	1000	13,731	1,327.00							
2018	2018-660011675	SHAFFER, DAVID E &	3	170,244	1000	13,302	1,238.00							
2017	2017-660011675	SHAFFER, DAVID E &	3	168,851	1000	12,885	1,212.00							
2016	2016-660011675	SHAFFER, DAVID E &	3	164,525	1000	12,480	1,175.00							
2015	2015-660011675	SHAFFER, DAVID E &	3	159,869	1000	12,088	1,146.00							
2014	2014-660011675	SHAFFER, DAVID E &	3	155,234	1000	11,707	1,121.00							
2013	2013-660011675	SHAFFER, DAVID E &	3	136,598	1000	11,337	1,062.00							



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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		<p style="text-align: right; color: orange;">09/02/2022 10:56</p>
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.9678	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	42,157.00 x 1.87 = 78,800	
Factor Value		
Adjustments	1.0000	
Lot Value	78,800	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Vinyl
Base/Total Area	900 / 1,668
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	900
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	884 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1985 / 31



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-2\IM 9/6/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	237,581	142.43	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	263,770 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	95.49	Total Misc Impr	+ 16,853				
Roofing Adj	+ 3.00	Garage Cost	+ 26,334				
Subfloor Adj	+ -1.44	Total RCN	= 245,682				
Heat/Cool Adj	+ 12.64	Depreciation ( 39%)	- 95,816				
Plumbing Adj	+ 11.71	Lump Sums	+ 5,031				
Basement Adj	+ 0.00	RCNLD	= 154,897				
Adj Base Cost	= 121.40	Lot Value	+ 78,800				
Total Area	x 1,668	Indicated Value	= 233,697				
Adjusted Cost	= 202,495	Value Per SqFt	140.11				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	154,897		
Lot Value	78,800		
Indicated Value	233,697	140.11	Per SqFt
Agland Value			
Site Improvements	4,175		
Total Value	237,872	142.61	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	27639	33x6		198	26.31		5,209
PRCH	SLAB PORCH - COVERED	27640	14x12		168	26.40		4,435
PATO	SLAB PORCH - OPEN	27641	12x12		144	11.07		1,594
WODO	WOOD DECK - OPEN	27642	315		315	16.99	6%	5,031



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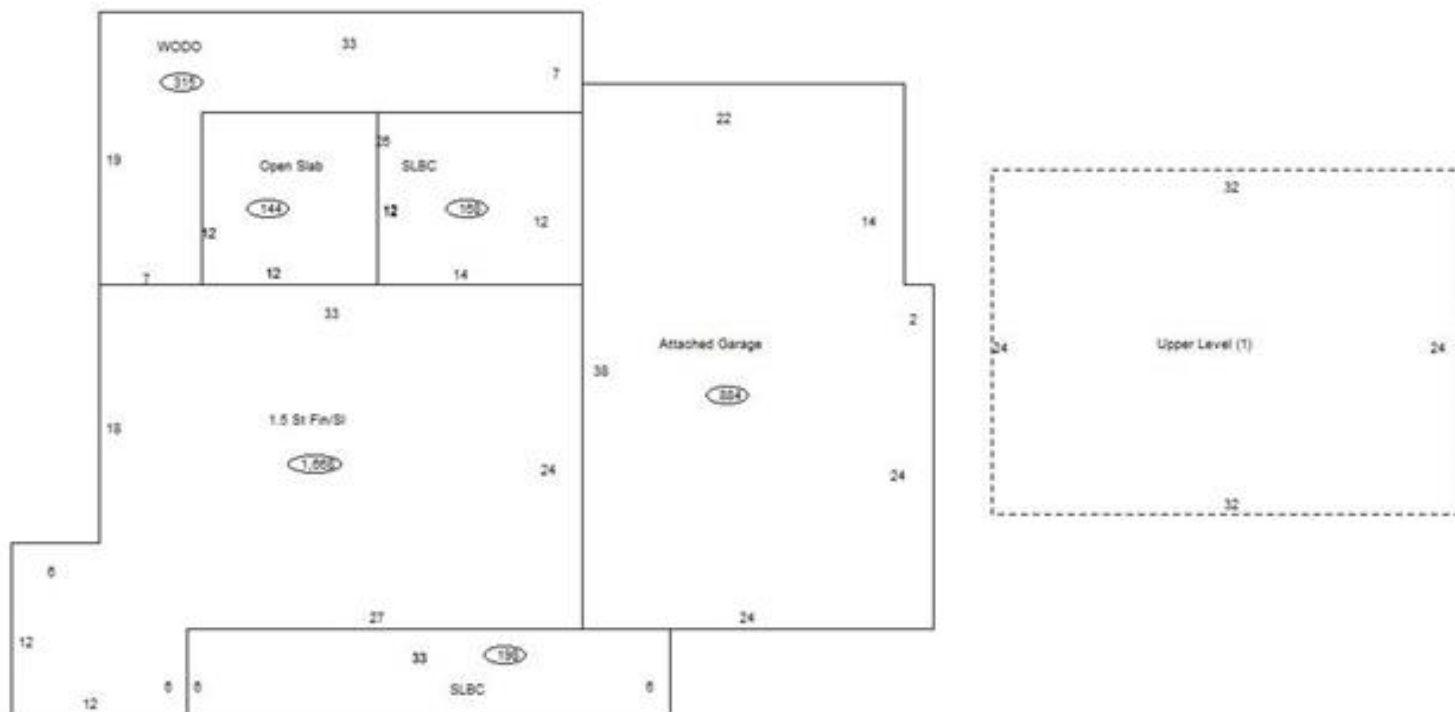
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	900	1.853	1,668
2	M	PRCH		10	SLBC	198	1.000	198
3	M	PRCH		10	SLBC	168	1.000	168
4	M	PATO		10	Open Slab	144	1.000	144
5	M	WODO		10	WODO	315	1.000	315
6	G	1		10	Attached Garage	884	1.000	884
7	U	^UL		10	Upper Level (1)	768	1.000	768
<b>Total Building Area</b>						<b>900</b>		<b>1,668</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GA	GAZEBO AVG	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (8,350.00 x 1)	8,350	8,350	4,175	4,175