



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 660012369 Parcel ID 000000-00-0-00696-002-0011 Cadastral ID 12-21-14-02020 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 312594 CASTILLO, JOSE A & CINDY 11394 N 189TH ST OWASSO OK 74055-0000 Parcel Location Situs 11394 189TH E AVE Subdivision ROLLING MEADOWS Lot/Block 0011 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 14 / 5 Neighborhood 1106 - R-V01,4-SW CLAREMORE School District S021 - OWASSO SCHOOLS																																							
\\tsclient\T\TOMMY DUNLAP\08232022(102)\IMG_0010.JPG 8/24/2022																																							
Legal Description					Building Permits																																		
Lat/Long: 36.31871106 -95.76404498 LOT 11 LESS N 20' E 10'THEREOF BLOCK 2 ROLLING MEADOWS					<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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Parcel Valuation																																							
Source		REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax																														
Remove Cap		2015	Land Value	130,981	130,981	11%	14,408	Assessed	46,948	5,095.64																													
Year Frozen		0	Improvements	295,818	295,818		32,540	Penalty	0																														
Uncapped Value		0	Mobile Home	0	0		0	Exemption	0	0.00																													
TIF Project ID		0	Total Value	426,799	426,799		46,948	Total Taxable	46,948	5,096.00																													
Assessment History																																							
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																														
2025	2025-660012369	CASTILLO, JOSE A &			7	423,079	0	46,501	5,047.00																														
2024	2024-660012369	CASTILLO, JOSE A &			7	440,672	0	44,287	4,887.00																														
2023	2023-660012369	CASTILLO, JOSE A &			7	383,436	0	42,178	4,555.00																														
2022	2022-660012369	CASTILLO, JOSE A &			7	387,148	0	40,469	4,543.00																														
2021	2021-660012369	CASTILLO, JOSE A &			7	350,385	0	38,542	4,279.00																														
2020	2020-660012369	CASTILLO, JOSE A &			7	348,136	0	38,295	4,246.00																														
2019	2019-660012369	CASTILLO, JOSE A &			7	332,088	0	36,530	4,053.00																														
2018	2018-660012369	CASTILLO, JOSE A &			7	330,644	0	36,371	3,904.00																														
2017	2017-660012369	CASTILLO, JOSE A &			7	328,064	0	36,087	3,909.00																														
2016	2016-660012369	CASTILLO, JOSE A &			7	319,999	0	35,200	3,817.00																														
2015	2015-660012369	CASTILLO, JOSE A &			7	311,782	0	34,296	3,742.00																														
2014	2014-660012369	CASTILLO, JOSE A &			7	284,943	1000	27,306	3,018.00																														
2013	2013-660012369	FEGEL, JUSTIN K & LOUISE J			7	262,609	1000	26,482	2,873.00																														



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Lot Data		Square-Foot - NBHD 1106 #1	
Lot Size			
Lot Count			
Units Buildable	22500		
Non-Ag Acres	4.534		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	197,502.00 x .66 = 130,981		
Factor Value			
Adjustments	1.0000		
Lot Value	130,981		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	2,036 / 3,216
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,036
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1997 / 22

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	369,833 115.00 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	496,680 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	290,168
Lot Value	130,981
Indicated Value	421,149 130.95 Per SqFt
Agland Value	
Site Improvements	5,650
Total Value	426,799 132.71 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	88.83	Total Misc Impr	+ 14,532
Roofing Adj	+ 3.23	Garage Cost	+ 19,389
Subfloor Adj	+ -2.10	Total RCN	= 392,119
Heat/Cool Adj	+ 14.47	Depreciation (26%)	- 101,951
Plumbing Adj	+ 6.95	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 290,168
Adj Base Cost	= 111.38	Lot Value	+ 130,981
Total Area	x 3,216	Indicated Value	= 421,149
Adjusted Cost	= 358,198	Value Per SqFt	130.95

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	29449	48x6		288	28.51		8,211
PRCH	SLAB PORCH - COVERED	29450	22x10		220	28.73		6,321



Rogers

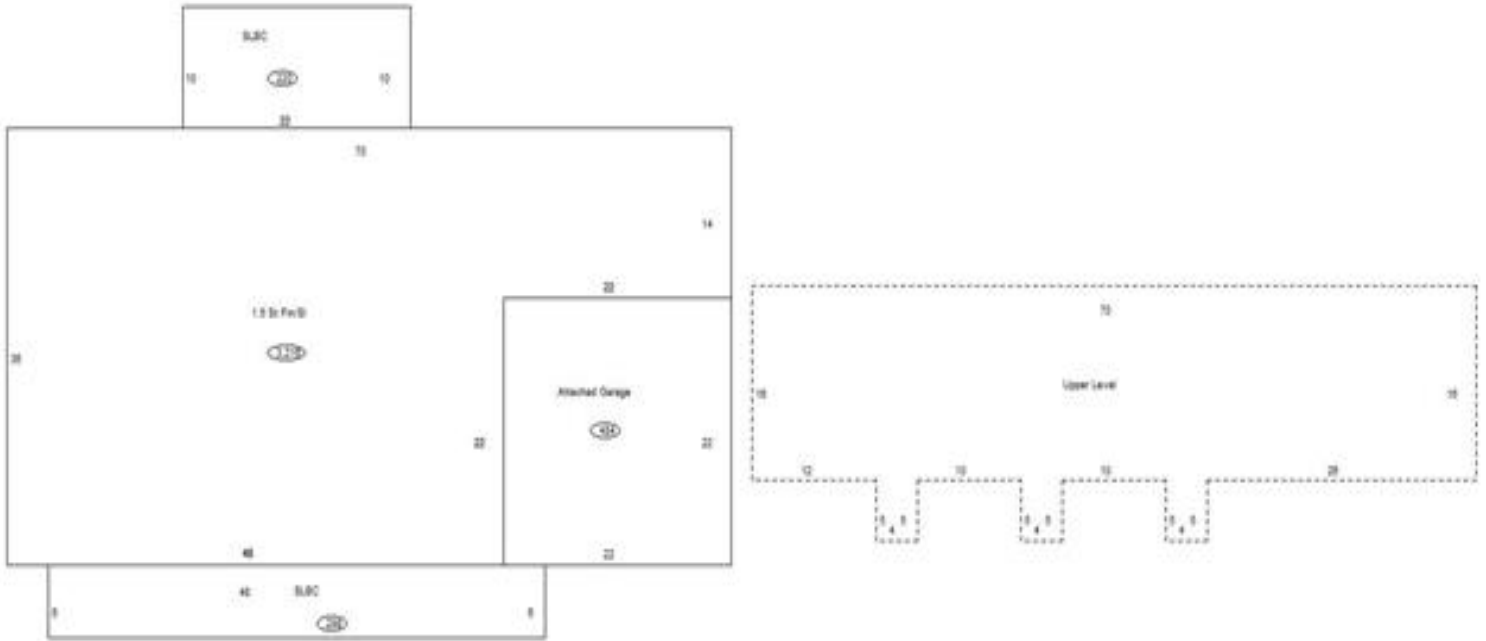
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Sketch Image

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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/Sl	2,036	1.580	3,216
2	G	1		10	Attached Garage	484	1.000	484
3	M	PRCH		10	SLBC	288	1.000	288
4	M	PRCH		10	SLBC	220	1.000	220
5	U	^UL		10	Upper Level	1,180	1.000	1,180
Total Building Area						2,036		3,216



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			864
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (8.72 x 864) 7,534		Modifier Total	RCN 7,534	Depr (25% Phys/ % Func) 1,884	RCNLD 5,650
	STF	STG FAIR	16x20x0			320
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary Base Cost (4.68 x 320) 1,498		Modifier Total	RCN 1,498	Depr (100% Phys/ % Func) 1,498	RCNLD
	STF	STG FAIR	10x12x0			120
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary Base Cost (4.68 x 120) 562		Modifier Total	RCN 562	Depr (100% Phys/ % Func) 562	RCNLD
	CP	CARPORT DIRT	16x20x0			320
	Qual 1	Cond 0	Year	Eff Age		
	Valuation Summary Base Cost (3.50 x 320) 1,120		Modifier Total	RCN 1,120	Depr (100% Phys/ % Func) 1,120	RCNLD