



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 660012393 Parcel ID 000000-00-0-00696-005-0004 Cadastral ID 12-21-14-02260 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 272816 CASE, AUSTIN A & TRACY L 11010 N 185TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 11010 N 185TH E AVE Subdivision ROLLING MEADOWS Lot/Block 0004 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 14 / 5 Neighborhood 1106 - R-V01,4-SW CLAREMORE School District S021 - OWASSO SCHOOLS | | | | | <p>\\tsclient\T\TOMMY DUNLAP\08232022(102)\IMG_0069.JPG 8/23/2022</p> | | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.31333011 -95.76851975 | | | | | | | | | | | | | | | | | | | |
| LOT 4 BLOCK 5 ROLLING MEADOWS | | | | | 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 | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | |
| Exemptions | | | | | Sale History | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | 1205/37 | HANCHETT, KEITH L | 11/23/1999 | 80,000 | Yes | | | | | | | | | | |
| | | | | | 921/399 | CRITCHNAU, ROY W & BEVERLY | 07/08/1993 | 23,500 | No | | | | | | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | | | | | | |
| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 108.538 | Current Tax | | | | | | | | | | |
| Remove Cap | 2000 | | Land Value 134,220 | 77,400 | 11% | 8,514 | Assessed | 13,324 | 1,446.16 | | | | | | | | | | |
| Year Frozen | 0 | | Improvements 47,155 | 43,726 | | 4,810 | Penalty | 0 | | | | | | | | | | | |
| Uncapped Value | 0 | | Mobile Home 0 | 0 | | 0 | Exemption | 1,000 | -97.00 | | | | | | | | | | |
| TIF Project ID | 0 | | Total Value 181,375 | 121,126 | | 13,324 | Total Taxable | 12,324 | 1,349.00 | | | | | | | | | | |
| Assessment History | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | |
| 2025 | 2025-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 179,920 | 1000 | 11,936 | 1,306.00 | | | | | | | | | | |
| 2024 | 2024-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 183,067 | 1000 | 11,559 | 1,289.00 | | | | | | | | | | |
| 2023 | 2023-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 110,849 | 1000 | 11,193 | 1,223.00 | | | | | | | | | | |
| 2022 | 2022-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 111,904 | 1000 | 11,208 | 1,272.00 | | | | | | | | | | |
| 2021 | 2021-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 113,869 | 1000 | 10,854 | 1,219.00 | | | | | | | | | | |
| 2020 | 2020-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 113,038 | 1000 | 10,508 | 1,179.00 | | | | | | | | | | |
| 2019 | 2019-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 112,395 | 1000 | 10,173 | 1,143.00 | | | | | | | | | | |
| 2018 | 2018-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 105,699 | 1000 | 9,848 | 1,072.00 | | | | | | | | | | |
| 2017 | 2017-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 105,190 | 1000 | 9,532 | 1,047.00 | | | | | | | | | | |
| 2016 | 2016-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 103,860 | 1000 | 9,225 | 1,015.00 | | | | | | | | | | |
| 2015 | 2015-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 102,816 | 1000 | 8,928 | 989.00 | | | | | | | | | | |
| 2014 | 2014-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 105,342 | 1000 | 8,638 | 965.00 | | | | | | | | | | |
| 2013 | 2013-660012393 | CASE, AUSTIN A & TRACY L | | | 7 | 103,518 | 1000 | 8,358 | 917.00 | | | | | | | | | | |




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| Lot Data | Square-Foot - NBHD 1106 #1 | Primary Image |
|---|----------------------------|--|
| Lot Size Lot Count Units Buildable 22500 Non-Ag Acres 4.7465 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 206,757.00 x .65 = 134,220 Factor Value Adjustments 1.0000 Lot Value 134,220 | |  <p style="text-align: right; color: orange;">08/23/2022</p> |

| Residential Data | |
|------------------------|---------------------------|
| Type | 1 Single Family Residence |
| Condition | 2 - Fair |
| Quality | 2 - Fair |
| Architecture | |
| Style | 100% One Story |
| Exterior Wall | 100% Frame, Siding, Metal |
| Base/Total Area | 1,200 / 1,200 |
| Style | 100% One Story |
| HVAC | 100% Wall Furnace |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 0 |
| Fixture/RghIn | 4 / |
| Bed/F/H Bath | 2 / 1.0 / |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 1968 / 58 |

\\tsclient\T\TOMMY DUNLAP\08232022(102)\IMG_0069.JPG 8/23/2022

| GRM Approach | |
|------------------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|------------------------|--------|-------|----------|
| MRA Code | 1 | Test | |
| Adusted R | 0.8445 | | |
| Indicated Value | 79,511 | 66.26 | Per SqFt |

| Direct Comparables | |
|-------------------------|--------------------|
| Selection Model | A Adam Test |
| Adjustment Model | 1 2022 Residential |
| Comparables | |
| Indicated Value | |

| Cost Approach | | | | Manual : 01/2025 | |
|----------------------|-----------|----------------------------|---|------------------|--|
| Base Cost | 89.26 | Total Misc Impr | + | 922 | |
| Roofing Adj | + 4.00 | Garage Cost | + | | |
| Subfloor Adj | + 2.31 | Total RCN | = | 121,522 | |
| Heat/Cool Adj | + 0.76 | Depreciation (65%) | - | 78,989 | |
| Plumbing Adj | + 4.17 | Lump Sums | + | 0 | |
| Basement Adj | + 0.00 | RCNLD | = | 42,533 | |
| Adj Base Cost | = 100.50 | Lot Value | + | 134,220 | |
| Total Area | x 1,200 | Indicated Value | = | 176,753 | |
| Adjusted Cost | = 120,600 | Value Per SqFt | | 147.29 | |

| Value Reconciliation | | | |
|--------------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 42,533 | | |
| Lot Value | 134,220 | | |
| Indicated Value | 176,753 | 147.29 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 4,622 | | |
| Total Value | 181,375 | 151.15 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|-------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PATO | SLAB PORCH - OPEN | 29533 | 8x5 | | 40 | 10.24 | | 410 |
| PATO | SLAB PORCH - OPEN | 29534 | 10x5 | | 50 | 10.24 | | 512 |



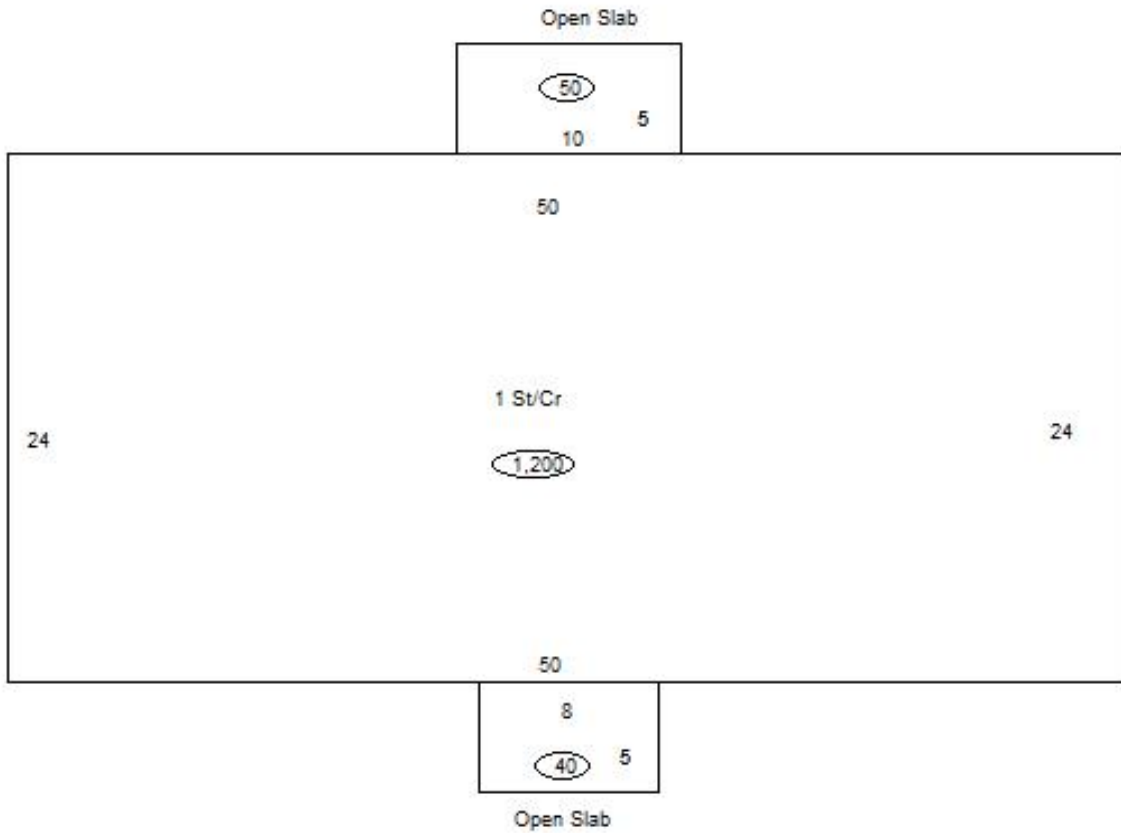
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|-----------|------------|------------|
| 1 | R | 1 | Crawl | 10 | 1 St/Cr | 1,200 | 1.000 | 1,200 |
| 2 | M | PATO | | 10 | Open Slab | 40 | 1.000 | 40 |
| 3 | M | PATO | | 10 | Open Slab | 50 | 1.000 | 50 |
| Total Building Area | | | | | | 1,200 | | 1,200 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|--------------------------|-------------|-----------------------|------------|--------------------------------|--------------|
|  | BARN BARN | | 21x30x0 | | | 630 |
| | Qual 3 | Cond 3 | Year | Eff Age | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (65% Phys/ % Func) | RCNLD |
| | Base Cost (10.48 x 630) | 6,602 | | 6,602 | 4,291 | 2,311 |
|  | BARN BARN | | 21x30x0 | | | 630 |
| | Qual 3 | Cond 3 | Year | Eff Age | | |
| | Valuation Summary | | Modifier Total | RCN | Depr (65% Phys/ % Func) | RCNLD |
| | Base Cost (10.48 x 630) | 6,602 | | 6,602 | 4,291 | 2,311 |