



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 660012397 Parcel ID 000000-00-0-00696-005-0008 Cadastral ID 12-21-14-02300 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 277589 BOYD, JIMMY & SANDRA REVOCABLE LIVING TRUST 10901 N 181ST E AVE OWASSO OK 74055-0000 Parcel Location Situs 10901 181ST E AVE Subdivision ROLLING MEADOWS Lot/Block 0008 / 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\C\TOMS PC PICS\2018-05-10 05-10-2018\05-10-2018 03 5/10/2018</p>																																																	
Legal Description Lat/Long: 36.31245841 -95.77065601																																																						
LOT 8 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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
H	Homestead	Yes	1,000	1,000	1314/885	ARMSTRONG, LINDA D	07/20/2001	170,000	4																																													
					1299/247	BOYD, JIMMY SR & SANDRA K	06/25/2001	0	No																																													
					1259/464	ARMSTRONG, LINDA D	11/30/2000	0	No																																													
					1173/482	SCHWAB, RAYMOND V	05/25/1999	69,000	Yes																																													
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>2002</td> <td>Land Value</td> <td>130,992</td> <td>95,415</td> <td>11%</td> <td>10,496</td> <td>Assessed</td> <td>34,743 3,770.94</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements</td> <td>260,536</td> <td>220,429</td> <td> </td> <td>24,247</td> <td>Penalty</td> <td>0</td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home</td> <td>0</td> <td>0</td> <td>0</td> <td>0</td> <td>Exemption</td> <td>1,000 -98.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value</td> <td>391,528</td> <td>315,844</td> <td> </td> <td>34,743</td> <td>Total Taxable</td> <td>33,743 3,673.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax	Remove Cap	2002	Land Value	130,992	95,415	11%	10,496	Assessed	34,743 3,770.94	Year Frozen	0	Improvements	260,536	220,429		24,247	Penalty	0	Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000 -98.00	TIF Project ID	0	Total Value	391,528	315,844		34,743	Total Taxable	33,743 3,673.00
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																													
2025	2025-660012397	BOYD, JIMMY & SANDRA			7	368,153	0	33,731	3,661.00																																													
2024	2024-660012397	BOYD, JIMMY & SANDRA			7	376,755	0	32,125	3,545.00																																													
2023	2023-660012397	BOYD, JIMMY & SANDRA			7	278,137	0	30,595	3,304.00																																													
2022	2022-660012397	BOYD, JIMMY & SANDRA			7	274,754	0	30,223	3,393.00																																													
2021	2021-660012397	BOYD, JIMMY & SANDRA			7	269,742	0	29,672	3,294.00																																													
2020	2020-660012397	BOYD, JIMMY & SANDRA			7	270,925	0	29,802	3,305.00																																													
2019	2019-660012397	BOYD, JIM SR & SANDRA K			7	260,361	0	28,640	3,178.00																																													
2018	2018-660012397	BOYD, JIM SR & SANDRA K			7	260,501	0	28,655	3,076.00																																													
2017	2017-660012397	BOYD, JIM SR & SANDRA K			7	258,345	0	28,418	3,079.00																																													
2016	2016-660012397	BOYD, JIM SR & SANDRA K			7	253,434	0	27,878	3,023.00																																													
2015	2015-660012397	BOYD, JIM SR & SANDRA K			7	247,174	0	27,189	2,966.00																																													
2014	2014-660012397	BOYD, JIM SR & SANDRA K			7	251,380	0	26,027	2,863.00																																													
2013	2013-660012397	BOYD, JIM SR & SANDRA K			7	233,049	0	24,787	2,676.00																																													



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Lot Data	Square-Foot - NBHD 1106 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 4.5348 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 197,535.00 x .66 = 130,992 Factor Value Adjustments 1.0000 Lot Value 130,992		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	2,553 / 2,553
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,553
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	672 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1970 / 42

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	344,898 135.10 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	448,030 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	102.19	Total Misc Impr	+ 17,880	Roofing Adj	+ 4.49	Garage Cost	+ 20,220
Subfloor Adj	+ -2.15	Total RCN	= 348,724	Heat/Cool Adj	+ 12.64	Depreciation (48%)	- 167,388
Plumbing Adj	+ 4.50	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 181,336
Adj Base Cost	= 121.67	Lot Value	+ 130,992	Total Area	x 2,553	Indicated Value	= 312,328
		Value Per SqFt	122.34	Adjusted Cost	= 310,624		

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	181,336
Lot Value	130,992
Indicated Value	312,328 122.34 Per SqFt
Agland Value	
Site Improvements	79,200
Total Value	391,528 153.36 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	29543		112	112	26.58		2,977
PRCH	SLAB PORCH - COVERED	29544	30x12		360	25.80		9,288



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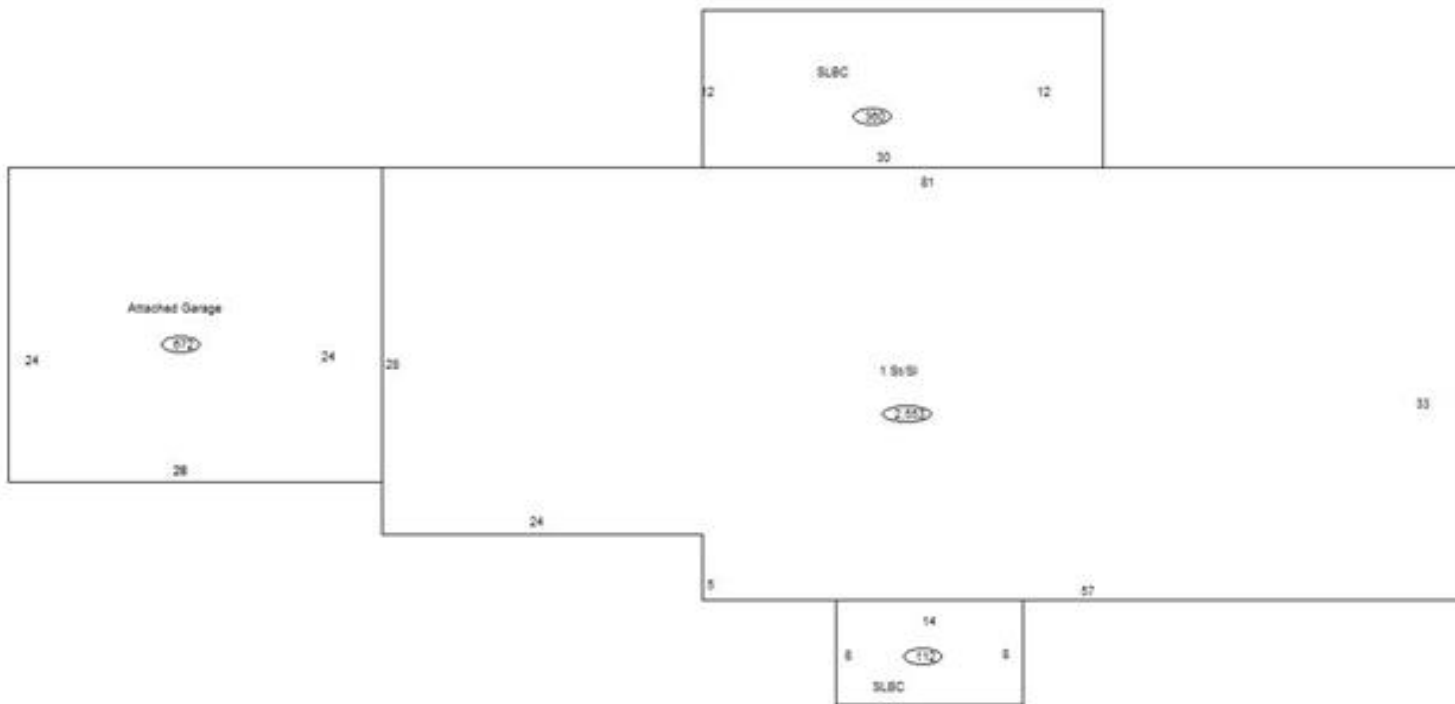
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	112	1.000	112
2	M	PRCH		10	SLBC	360	1.000	360
3	R	1	Slab	10	1 St/SI	2,553	1.000	2,553
4	G	1		10	Attached Garage	672	1.000	672
Total Building Area						2,553		2,553



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			3,000
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (24.44 x 3,000)	73,320		73,320	18,330	54,990
	BARN	BARN	40x60x0			2,400
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (8.86 x 2,400)	21,264		21,264	1,063	20,201
	LT	LEAN-TO	40x40x0			1,600
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 1,600)	4,672		4,672	1,168	3,504
	STF	STG FAIR	12x12x0			144
	Qual 2	Cond 3	Year	Eff Age	1520	
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 144)	674		674	169	505