



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:07:05
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Assessment Data					Primary Image														
Account 660013756 Parcel ID 000000-00-0-00519-002-0009 Cadastral ID 14-21-14-02970 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 315614 MITCHELL, JESSICA & MATT 9783 N 165TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 09783 N 165TH E AVE Subdivision MORGANS ACRES Lot/Block 0009 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 14 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p style="text-align: right; color: orange;">08/12/2022</p> <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-8-12\IMG_0011 8/12/2022</p>														
Legal Description Lat/Long: 36.29642467 -95.78725489																			
LOT 9 BLOCK 2 MORGANS ACRES					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	2484/191	CARSON, MARSHA	07/08/2015	134,500	10										
H	Homestead	No	1,000		1540/212	HAYWARD, JAMES A &	07/25/2003	22,000	YES										
					1384/935	MOSEBY, ROGER G	06/10/2002	0	1										
					1384/935	ROGERS COUNTY TREASURER	06/10/2002	6,100	11										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	2016		Land Value 30,085	22,271	11%	2,450	Assessed	20,057	1,964.78										
Year Frozen	0		Improvements 178,566	160,065		17,607	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-98.00										
TIF Project ID	0		Total Value 208,651	182,336		20,057	Total Taxable	19,057	1,867.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660013756	MITCHELL, JESSICA & MATT			3	206,034	1000	18,472	1,810.00										
2024	2024-660013756	MITCHELL, JESSICA & MATT			3	217,725	1000	17,906	1,720.00										
2023	2023-660013756	MITCHELL, JESSICA & MATT			3	180,230	1000	17,355	1,626.00										
2022	2022-660013756	MITCHELL, JESSICA & MATT			3	176,411	1000	16,821	1,648.00										
2021	2021-660013756	MITCHELL, JESSICA & MATT			3	157,287	1000	16,302	1,577.00										
2020	2020-660013756	MITCHELL, JESSICA & MATT			3	157,712	1000	15,968	1,543.00										
2019	2019-660013756	CARSON, JESSICA &			3	149,761	1000	15,474	1,496.00										
2018	2018-660013756	CARSON, JESSICA &			3	153,837	1000	15,922	1,482.00										
2017	2017-660013756	CARSON, JESSICA &			3	152,537	1000	15,779	1,484.00										
2016	2016-660013756	CARSON, JESSICA &			3	148,525	1000	15,338	1,444.00										
2015	2015-660013756	CARSON, JESSICA &			3	145,096	1000	14,660	1,390.00										
2014	2014-660013756	CARSON, MARSHA			3	147,662	1000	14,204	1,360.00										
2013	2013-660013756	CARSON, MARSHA			3	138,827	1000	13,761	1,289.00										



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Lot Data		Square-Foot - NBHD 1069 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.5313		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	23,142.00 x 1.30 = 30,085		
Factor Value			
Adjustments	1.0000		
Lot Value	30,085		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	25% Veneer, Masonry 75% Frame, Siding, Wood
Base/Total Area	1,599 / 1,599
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,599
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	725 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2004 / 17

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	216,556	135.43	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	93,910 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	99.01	Total Misc Impr	+ 11,408
Roofing Adj	+ 4.46	Garage Cost	+ 18,604
Subfloor Adj	+ -1.15	Total RCN	= 226,033
Heat/Cool Adj	+ 11.47	Depreciation (21%)	- 47,467
Plumbing Adj	+ 8.80	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 178,566
Adj Base Cost	= 122.59	Lot Value	+ 30,085
Total Area	x 1,599	Indicated Value	= 208,651
Adjusted Cost	= 196,021	Value Per SqFt	130.49

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	178,566		
Lot Value	30,085		
Indicated Value	208,651	130.49	Per SqFt
Agland Value			
Site Improvements			
Total Value	208,651	130.49	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	32961	11x11		121	23.87		2,888
PRCH	SLAB PORCH - COVERED	32963	24x6		144	23.78		3,424



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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	Slab	13	1 St/Sl	1,599	1.000	1,599
2	M	PRCH		13	SLBC	121	1.000	121
3	G	1		13	Attached Garage	725	1.000	725
4	M	PRCH		13	SLBC	144	1.000	144
Total Building Area						1,599		1,599