



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																													
<b>Account</b> 660013784 <b>Parcel ID</b> 000000-00-0-00521-003-0015 <b>Cadastral ID</b> 14-21-14-03360 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 309784 RAMIREZ, JOSE G HIDALGO & PATRICIA HIDALGO  9602 N 167TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 09602 N 167TH E AVE <b>Subdivision</b> MORGANS ACRES AMD <b>Lot/Block</b> 0015 / 0003 Parcel Size .5 - Lots <b>Sec/Twn/Rng</b> 14 / 21 / 14 / 5 <b>Neighborhood</b> 1069 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																		
<b>Legal Description</b> Lat/Long: 36.29349128 -95.78574887																																		
<b>Building Permits</b>					<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																				
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<b>Exemptions</b>					<b>Sale History</b>																													
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2086/852	PALMER, CHARLOTTE	01/19/2010	135,000	YES																														
<b>Parcel Valuation</b>																																		
<b>Source</b>	REAL		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	97.960	<b>Current Tax</b>																									
<b>Remove Cap</b>	2014	<b>Land Value</b>	54,713	52,136	11%	5,735	<b>Assessed</b>	25,828	2,530.11																									
<b>Year Frozen</b>	2011	<b>Improvements</b>	182,665	182,665		20,093	<b>Penalty</b>	0																										
<b>Uncapped Value</b>	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00																									
<b>TIF Project ID</b>	0	<b>Total Value</b>	237,378	234,801		25,828	<b>Total Taxable</b>	25,828	2,530.00																									
<b>Assessment History</b>																																		
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>																									
2025	2025-660013784	RAMIREZ, JOSE G HIDALGO &			3	234,301	0	24,599	2,410.00																									
2024	2024-660013784	RAMIREZ, JOSE G HIDALGO &			3	246,715	0	23,426	2,251.00																									
2023	2023-660013784	RAMIREZ, JOSE G HIDALGO &			3	202,831	0	22,311	2,091.00																									
2022	2022-660013784	RAMIREZ, JOSE G HIDALGO &			3	202,875	0	22,316	2,186.00																									
2021	2021-660013784	RAMIREZ, JOSE G HIDALGO &			3	197,958	0	21,775	2,107.00																									
2020	2020-660013784	RAMIREZ, JOSE G HIDALGO &			3	194,614	0	21,408	2,068.00																									
2019	2019-660013784	RAMIREZ, JOSE G HIDALGO &			3	186,504	0	20,515	1,983.00																									
2018	2018-660013784	RAMIREZ, JOSE G HIDALGO &			3	190,713	0	20,978	1,953.00																									
2017	2017-660013784	RAMIREZ, JOSE G HIDALGO &			3	188,854	0	20,774	1,954.00																									
2016	2016-660013784	RAMIREZ, JOSE G HIDALGO &			3	184,020	0	20,242	1,906.00																									
2015	2015-660013784	RAMIREZ, JOSE G HIDALGO &			3	178,183	0	19,600	1,859.00																									
2014	2014-660013784	RAMIREZ, JOSE G HIDALGO &			3	181,475	0	19,962	1,911.00																									
2013	2013-660013784	RAMIREZ, JOSE G HIDALGO &			3	150,420	1000	14,034	1,315.00																									



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Lot Data		Square-Foot - NBHD 1069 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.9662		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	42,087.00 x 1.30 = 54,713		
Factor Value			
Adjustments	1.0000		
Lot Value	54,713		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-8-12\IMG\_002! 8/12/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	2,000 / 2,000
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,000
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	640 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1981 / 34

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	240,865	120.43	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	296,900		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	113.03	Total Misc Impr	+ 8,574
Roofing Adj	+ 4.70	Garage Cost	+ 19,392
Subfloor Adj	+ -2.19	Total RCN	= 299,846
Heat/Cool Adj	+ 12.64	Depreciation ( 42%)	- 125,935
Plumbing Adj	+ 7.76	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 173,911
Adj Base Cost	= 135.94	Lot Value	+ 54,713
Total Area	x 2,000	Indicated Value	= 228,624
Adjusted Cost	= 271,880	Value Per SqFt	114.31

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	173,911		
Lot Value	54,713		
Indicated Value	228,624	114.31	Per SqFt
Agland Value			
Site Improvements	8,754		
Total Value	237,378	118.69	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	33012	15x4		60	26.74		1,604
PATO	SLAB PORCH - OPEN	33013	12x10		120	11.29		1,355



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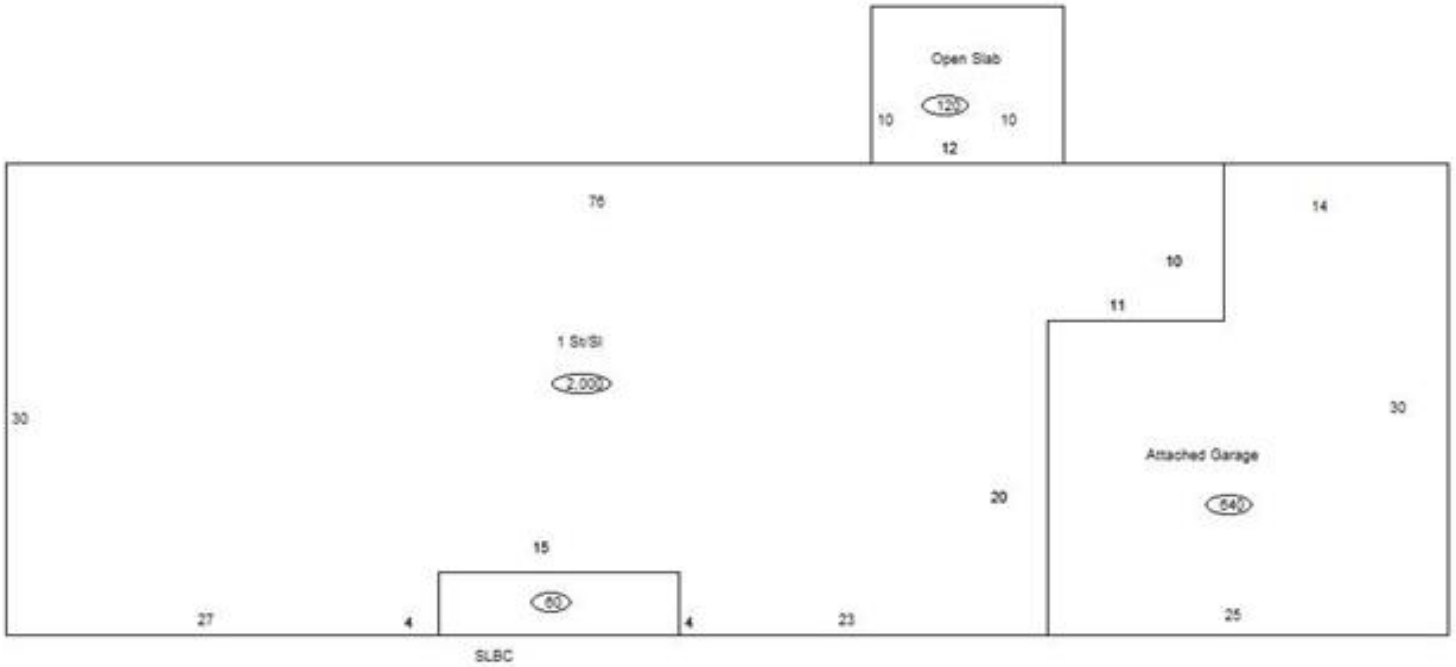
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,000	1.000	2,000
2	G	1		10	Attached Garage	640	1.000	640
3	M	PRCH		10	SLBC	60	1.000	60
4	M	PATO		10	Open Slab	120	1.000	120
<b>Total Building Area</b>						<b>2,000</b>		<b>2,000</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF STG FAIR		0x0x0			320	
	Qual 2	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x 320)		1,498		1,498	599	899
	DTGF DETACHED GARAGE FAIR		0x0x0			640	
	Qual 2	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.00 x 640)		10,240		10,240	4,096	6,144
	CP CARPORT DIRT		0x0x0			288	
	Qual 3	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (3.50 x 288)		1,008		1,008	403	605
	CPDT CARPORT - DETACHED		12x20x0			240	
	Qual 2	Cond 2	Year	Eff Age 2026			
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (9.22 x 240)		2,213		2,213	1,107	1,106