



# 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> 660014312 <b>Parcel ID</b> 000000-00-0-00378-002-0006 <b>Cadastral ID</b> 15-21-14-02110 <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> 326386 VASQUEZ-CONTRERAS, LUCIANO & VIVIANA VASQUEZ  14909 E 99TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 14909 E 99TH ST N <b>Subdivision</b> HIGHLAND TERRACE <b>Lot/Block</b> 0006 / 0002 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 15 / 21 / 14 / 5 <b>Neighborhood</b> 1069 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\TOM\COMMERCIAL PICS\2022-08-30\IMG_0073.JPG 8/31/2022</p>														
<b>Legal Description</b> Lat/Long: 36.29793668 -95.80613311																			
LOT 6 BLOCK 2 HIGHLAND TERRACE					<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" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	No	1,000		/	WESTON, SHARON SUE	11/16/2018	190,000	YES										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	97.960	<b>Current Tax</b>										
Remove Cap	2019		Land Value 63,130	48,111	11%	5,292	Assessed	25,167	2,465.36										
Year Frozen	0		Improvements 181,368	180,681		19,875	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 244,498	228,792		25,167	Total Taxable	25,167	2,465.00										
<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	2025-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	238,525	0	23,968	2,348.00										
2024	2024-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	271,690	0	22,828	2,193.00										
2023	2023-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	225,172	0	21,740	2,037.00										
2022	2022-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	188,229	0	20,705	2,028.00										
2021	2021-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	201,288	0	22,142	2,142.00										
2020	2020-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	198,005	0	21,781	2,104.00										
2019	2019-660014312	VASQUEZ-CONTRERAS, LUCIANO &			3	190,372	0	20,941	2,024.00										
2018	2018-660014312	WESTON, SHARON SUE			3	195,349	1000	14,242	1,326.00										
2017	2017-660014312	WESTON, SHARON SUE			3	193,074	1000	13,797	1,298.00										
2016	2016-660014312	WESTON, SHARON SUE			3	188,779	1000	13,367	1,259.00										
2015	2015-660014312	WESTON, ALLEN REIGH			3	183,168	1000	12,948	1,228.00										
2014	2014-660014312	WESTON, ALLEN REIGH			3	184,877	1000	12,543	1,201.00										
2013	2013-660014312	WESTON, ALLEN REIGH			3	175,876	1000	12,148	1,138.00										



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Lot Data		Square-Foot - NBHD 1069 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.2488		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	54,397.00 x 1.16 = 63,130		
Factor Value			
Adjustments	1.0000		
Lot Value	63,130		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,576 / 2,296
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,576
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1975 / 38

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	257,108 111.98 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	261,450 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	162,573
Lot Value	63,130
Indicated Value	225,703 98.30 Per SqFt
Agland Value	
Site Improvements	18,795
Total Value	244,498 106.49 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	95.82	Total Misc Impr	+ 10,282
Roofing Adj	+ 3.38	Garage Cost	+ 16,627
Subfloor Adj	+ -1.58	Total RCN	= 295,587
Heat/Cool Adj	+ 12.64	Depreciation ( 45%)	- 133,014
Plumbing Adj	+ 6.76	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 162,573
Adj Base Cost	= 117.02	Lot Value	+ 63,130
Total Area	x 2,296	Indicated Value	= 225,703
Adjusted Cost	= 268,678	Value Per SqFt	98.30

### 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	34298	21x4		84	26.66		2,239
PATO	SLAB PORCH - OPEN	34299	250		250	9.71		2,428



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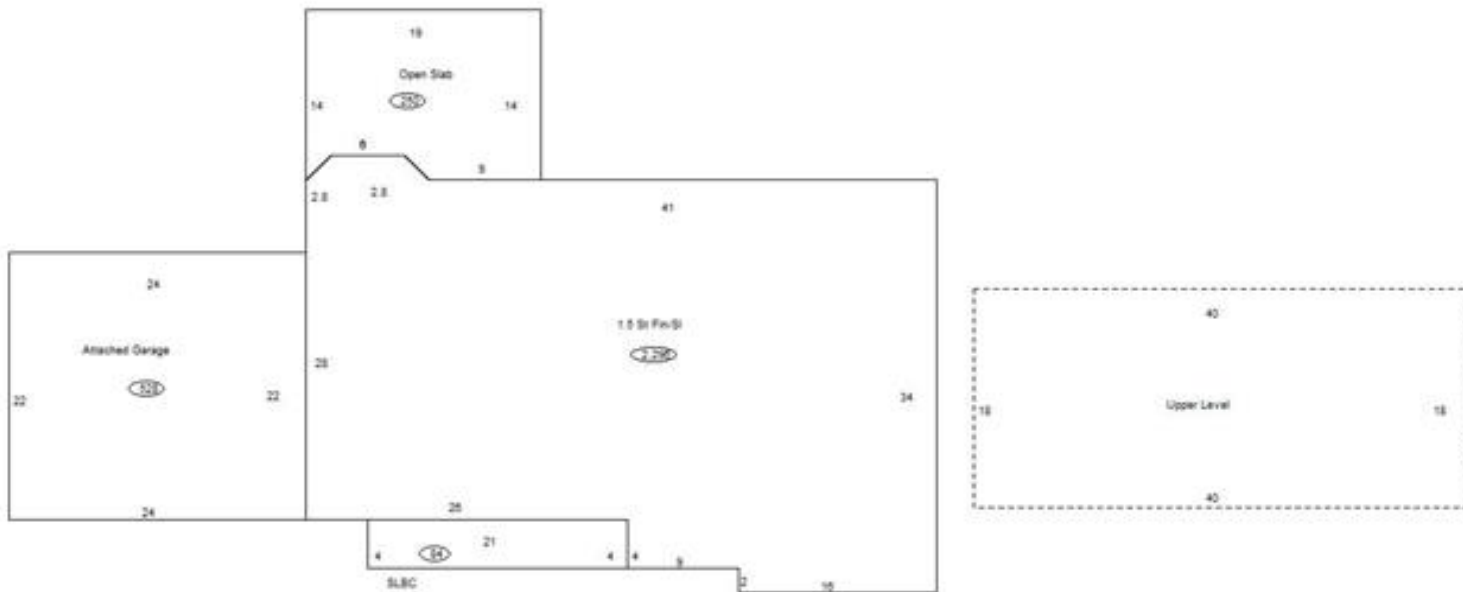
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,576	1.457	2,296
2	G	1		10	Attached Garage	528	1.000	528
3	M	PRCH		10	SLBC	84	1.000	84
4	M	PATO		10	Open Slab	250	1.000	250
5	U	^UL	Overhang	10	Upper Level	720	1.000	720
<b>Total Building Area</b>						<b>1,576</b>		<b>2,296</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			1,380
	Qual 3	Cond 3	Year 1998	Eff Age 21		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (27.24 x 1,380)	37,591	37,591	18,796	18,795