



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:07:49
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Assessment Data					Primary Image														
Account 660014366 Parcel ID 000000-00-0-00549-003-0019 Cadastral ID 15-21-14-02670 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 341791 JB STEPHENS PROPERTIES INC 17457 N 115TH E AVE COLLINSVILLE OK 74021-0000 Parcel Location Situs Subdivision O'DONNELL ACRES Lot/Block 0019 / 0003 Parcel Size 2.105 - Lots Sec/Twn/Rng 15 / 21 / 14 / 5 Neighborhood 1118 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					No Image On File														
Legal Description Lat/Long: 36.29711008 -95.79485080					Building Permits														
LOT 19 BLOCK 3 O'DONNELL ACRES					<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										
					/	ZELLNER, DEREK &	06/14/2023	150,000	WG										
					2590/435	MILLER, JUDY	10/21/2016	55,000	4										
					2220/244	ARVEST BANK	01/12/2012	0	16										
					2107/337	AVILA, WALTER A &	06/08/2010	0	10										
					1955/182	AVILA, MAURICIO R &-FRANSISCA	05/14/2008	50,000	4										
					1902/658	O'DONNELL, MICHAEL	09/21/2007	50,000	11										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	2024		Land Value	111,744	111,744	11%	12,292	Assessed	12,292										
Year Frozen	0		Improvements	0	0		0	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0.00										
TIF Project ID	0		Total Value	111,744	111,744		12,292	Total Taxable	12,292										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660014366	JB STEPHENS PROPERTIES INC			3	111,744	0	12,292	1,204.00										
2024	2024-660014366	JB STEPHENS PROPERTIES INC			3	111,744	0	12,292	1,181.00										
2023	2023-660014366	JB STEPHENS PROPERTIES INC			3	65,000	0	6,191	580.00										
2022	2022-660014366	ZELLNER, DEREK &			3	55,000	0	5,896	578.00										
2021	2021-660014366	ZELLNER, DEREK &			3	55,000	0	5,616	543.00										
2020	2020-660014366	ZELLNER, DEREK &			3	55,000	0	5,348	517.00										
2019	2019-660014366	ZELLNER, DEREK &			3	55,000	0	5,094	492.00										
2018	2018-660014366	ZELLNER, DEREK &			3	55,000	0	4,851	452.00										
2017	2017-660014366	ZELLNER, DEREK &			3	55,000	0	4,620	435.00										
2016	2016-660014366	MILLER, JUDY			3	40,000	0	4,400	414.00										
2015	2015-660014366	MILLER, JUDY			3	40,000	0	4,400	417.00										
2014	2014-660014366	MILLER, JUDY			3	40,000	0	4,216	404.00										
2013	2013-660014366	MILLER, JUDY			3	36,500	0	4,015	376.00										



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Lot Data		Square-Foot - NBHD 1118 #1		Primary Image			
Lot Size							
Lot Count	1						
Units Buildable	2504						
Non-Ag Acres	2.0117						
Topography							
Street Access							
Utilities							
Amenities	LAND QUALITY		0				
			0				
Method	Square-Foot						
Base Lot Value	87,631.00 x 1.28 = 111,744						
Factor Value							
Adjustments	1.0000						
Lot Value	111,744						
Residential Data				GRM Approach			
Type				GRM Code			
Condition	-			Gross Rent	0.00		
Quality	-			Indicated Value			
Architecture				Multiple Regression			
Style				MRA Code			
Exterior Wall				Adjusted R			
Base/Total Area /				Indicated Value			
Style				Direct Comparables			
HVAC				Selection Model	A Adam Test		
Roof Cover				Adjustment Model	1 2022 Residential		
Area on Slab				Comparables			
Fixture/RghIn /				Indicated Value			
Bed/F/H Bath / /				Value Reconciliation			
Basement Area				Selected Approach	Cost Approach		
Garage Type				Improvements			
Remodel				Lot Value	111,744		
Year/Eff Age /				Indicated Value	111,744	0.00	Per SqFt
				Agland Value			
				Site Improvements			
				Total Value	111,744	0.00	Total Value Per SqFt
Cost Approach				Manual : 01/2025			
Base Cost	0.00	Total Misc Impr	+ 0				
Roofing Adj	+ 0.00	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 0				
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0				
Plumbing Adj	+ 0.00	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 0				
Adj Base Cost	= 0.00	Lot Value	+ 111,744				
Total Area	x	Indicated Value	= 111,744				
Adjusted Cost	= 0	Value Per SqFt	0.00				
Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value