




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	660019214				 <p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/22/2022</p>									
Parcel ID	000000-00-0-00915-004-0009													
Cadastral ID	22-21-14-02820													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	124694													
ANDERSON, JOHNNY J														
& JUDY TRUST														
14810 E 91ST ST N OWASSO OK 74055-0000														
Parcel Location														
Situs	14810 E 91ST ST N													
Subdivision	WHISPERING PINES 2													
Lot/Block	0009 / 0004	Parcel Size 1 - Lots												
Sec/Twn/Rng	22 / 21 / 14 / 5													
Neighborhood	1069 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.28615631 -95.80799230														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
LOT 9 BLOCK 4 WHISPERING PINES 2														
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	0	Land Value 56,641	56,641	11%	6,231	Assessed	29,505	2,890.31						
Year Frozen	0	Improvements 212,672	211,585		23,274	Penalty	0							
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-98.00						
TIF Project ID	0	Total Value 269,313	268,226		29,505	Total Taxable	28,505	2,792.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660019214	ANDERSON, JOHNNY J	3	260,414	1000	27,646	2,708.00							
2024	2024-660019214	ANDERSON, JOHNNY J	3	291,623	1000	26,997	2,594.00							
2023	2023-660019214	ANDERSON, JOHNNY J	3	275,433	1000	26,182	2,454.00							
2022	2022-660019214	ANDERSON, JOHNNY J	3	256,008	1000	25,390	2,487.00							
2021	2021-660019214	ANDERSON, JOHNNY J	3	254,930	1000	24,622	2,382.00							
2020	2020-660019214	ANDERSON, JOHNNY J	3	250,918	1000	23,875	2,306.00							
2019	2019-660019214	ANDERSON, JOHNNY J	3	240,810	1000	23,151	2,238.00							
2018	2018-660019214	ANDERSON, JOHNNY J	3	246,526	1000	22,447	2,089.00							
2017	2017-660019214	ANDERSON, JOHNNY J	3	243,900	1000	21,765	2,047.00							
2016	2016-660019214	ANDERSON, JOHNNY J	3	238,197	1000	21,101	1,987.00							
2015	2015-660019214	ANDERSON, JOHNNY J	3	231,584	1000	20,458	1,940.00							
2014	2014-660019214	ANDERSON, JOHNNY J	3	236,918	1000	19,833	1,898.00							
2013	2013-660019214	ANDERSON, JOHNNY J	3	223,643	1000	19,226	1,801.00							



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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.0005	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,581.00 x 1.30 = 56,641	
Factor Value		
Adjustments	1.0000	
Lot Value	56,641	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Vinyl
Base/Total Area	2,625 / 2,625
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,625
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1978 / 36

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	
Multiple Regression	
MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	238,494 90.85 Per SqFt
Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	290,640 Per SqFt
Value Reconciliation	
Selected Approach	Cost Approach
Improvements	192,270
Lot Value	56,641
Indicated Value	248,911 94.82 Per SqFt
Agland Value	
Site Improvements	20,402
Total Value	269,313 102.60 Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	99.95	Total Misc Impr	+ 14,882				
Roofing Adj	+ 4.47	Garage Cost	+ 0				
Subfloor Adj	+ -2.13	Total RCN	= 332,087				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 142,797				
Plumbing Adj	+ 5.91	Lump Sums	+ 2,980				
Basement Adj	+ 0.00	RCNLD	= 192,270				
Adj Base Cost	= 120.84	Lot Value	+ 56,641				
Total Area	x 2,625	Indicated Value	= 248,911				
Adjusted Cost	= 317,205	Value Per SqFt	94.82				

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	46587	6x6		36	26.82		966
PRCH	SLAB PORCH - COVERED	46588	17x10		170	26.40		4,488
PRCH	SLAB PORCH - COVERED	46589	12x12		144	26.48		3,813
WODO	WOOD DECK - OPEN	46590	22x12		264	18.81	40%	2,980



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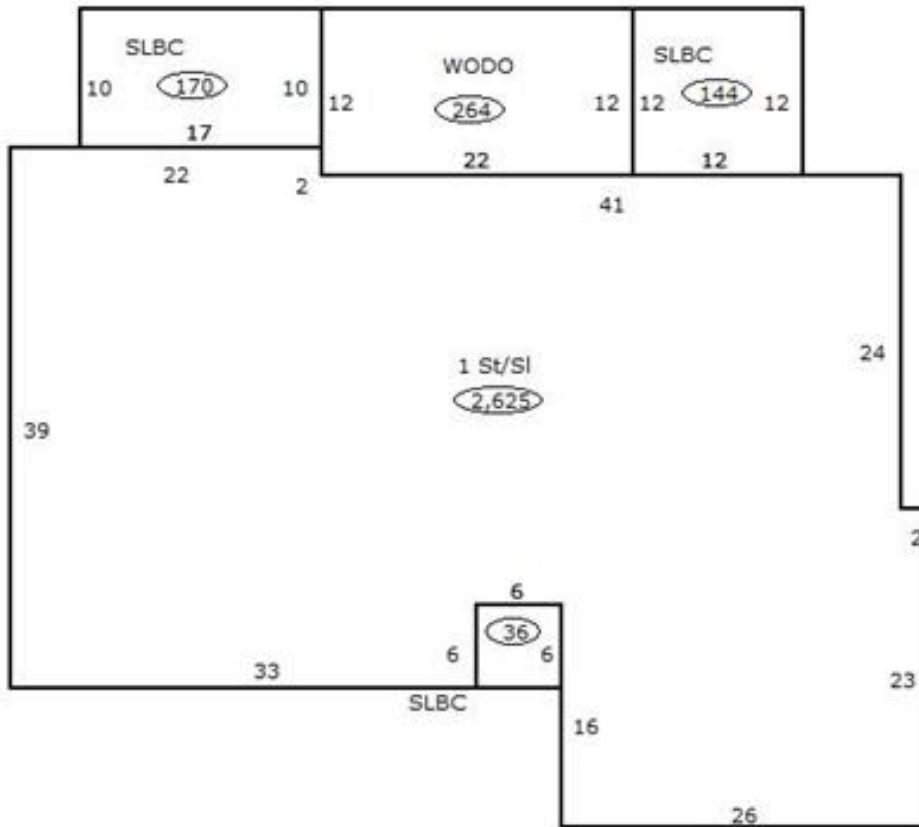
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,625	1.000	2,625
2	M	PRCH		13	SLBC	36	1.000	36
3	M	PRCH		13	SLBC	170	1.000	170
4	M	PRCH		13	SLBC	144	1.000	144
5	M	WODO		13	WODO	264	1.000	264
Total Building Area						2,625		2,625



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			1,134
	Qual	3	Cond 3	Year 2000	Eff Age 20	
	Valuation Summary Base Cost (27.24 x 1,134) 30,890		Modifier Total	RCN 30,890	Depr (49% Phys/ % Func) 15,136	RCNLD 15,754
	CPDT	CARPORT - DETACHED	20x30x0			600
	Qual	3	Cond 3	Year	Eff Age 1520	
	Valuation Summary Base Cost (10.33 x 600) 6,198		Modifier Total	RCN 6,198	Depr (25% Phys/ % Func) 1,550	RCNLD 4,648