



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:11:22
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Assessment Data					Primary Image														
Account 660021783 Parcel ID 21N14E-26-4-00000-000-0000 Cadastral ID 26-21-14-00260 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 140874 FISHER, JOHN O & JANE TRUST 17255 E 79TH ST N OWASSO OK 74055-0000																			
Parcel Location Situs 17255 79TH ST Subdivision Lot/Block / Parcel Size 2.31 - Acres Sec/Twn/Rng 26 / 21 / 14 / 4 Neighborhood 6110 - UNPLATTED School District S021 - OWASSO SCHOOLS																			
Legal Description Lat/Long: 36.26985812 -95.78251139					Building Permits														
W2 NE NW SE LESS N 355' THEREOF & LESS S 10' FOR RD					<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	854/399			92,500	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	0		Land Value 44,255	44,255	11%	4,868	Assessed	32,266	3,160.78										
Year Frozen	0		Improvements 271,596	249,067		27,398	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-98.00										
TIF Project ID	0		Total Value 315,851	293,322		32,266	Total Taxable	31,266	3,063.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660021783	FISHER, JOHN O &			3	285,613	1000	30,326	2,971.00										
2024	2024-660021783	FISHER, JOHN O &			3	298,256	1000	29,414	2,826.00										
2023	2023-660021783	FISHER, JOHN O &			3	268,433	1000	28,527	2,673.00										
2022	2022-660021783	FISHER, JOHN O &			3	270,395	1000	28,743	2,816.00										
2021	2021-660021783	FISHER, JOHN O &			3	290,356	1000	29,976	2,900.00										
2020	2020-660021783	FISHER, JOHN O &			3	286,055	1000	29,073	2,808.00										
2019	2019-660021783	FISHER, JOHN O &			3	268,105	1000	28,198	2,726.00										
2018	2018-660021783	FISHER, JOHN O &			3	283,669	1000	27,347	2,545.00										
2017	2017-660021783	FISHER, JOHN O &			3	278,962	1000	26,522	2,495.00										
2016	2016-660021783	FISHER, JOHN O &			3	274,587	1000	25,720	2,422.00										
2015	2015-660021783	FISHER, JOHN O &			3	267,770	1000	24,941	2,365.00										
2014	2014-660021783	FISHER, JOHN O &			3	234,969	1000	24,187	2,315.00										
2013	2013-660021783	FISHER, JOHN O &			3	227,277	1000	23,453	2,197.00										



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Lot Data	Square-Foot - NBHD 6110 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	32375	
Non-Ag Acres	2.2199	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	96,697.00 x .46 = 44,255	
Factor Value		
Adjustments	1.0000	
Lot Value	44,255	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,798 / 1,798
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,798
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	600 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	1985 / 31



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-10\ 8/10/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	321,686	178.91	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	109.89	Total Misc Impr	+	11,939	
Roofing Adj	+ 4.81	Garage Cost	+	18,330	
Subfloor Adj	+ -2.31	Total RCN	=	274,599	
Heat/Cool Adj	+ 12.64	Depreciation (39%)	-	107,094	
Plumbing Adj	+ 10.86	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	167,505	
Adj Base Cost	= 135.89	Lot Value	+	44,255	
Total Area	x 1,798	Indicated Value	=	211,760	
Adjusted Cost	= 244,330	Value Per SqFt		117.78	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	167,505		
Lot Value	44,255		
Indicated Value	211,760	117.78	Per SqFt
Agland Value			
Site Improvements	104,091		
Total Value	315,851	175.67	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	52580	22x10		220	26.24		5,773
PATO	SLAB PORCH - OPEN	52581	48		48	11.48		551



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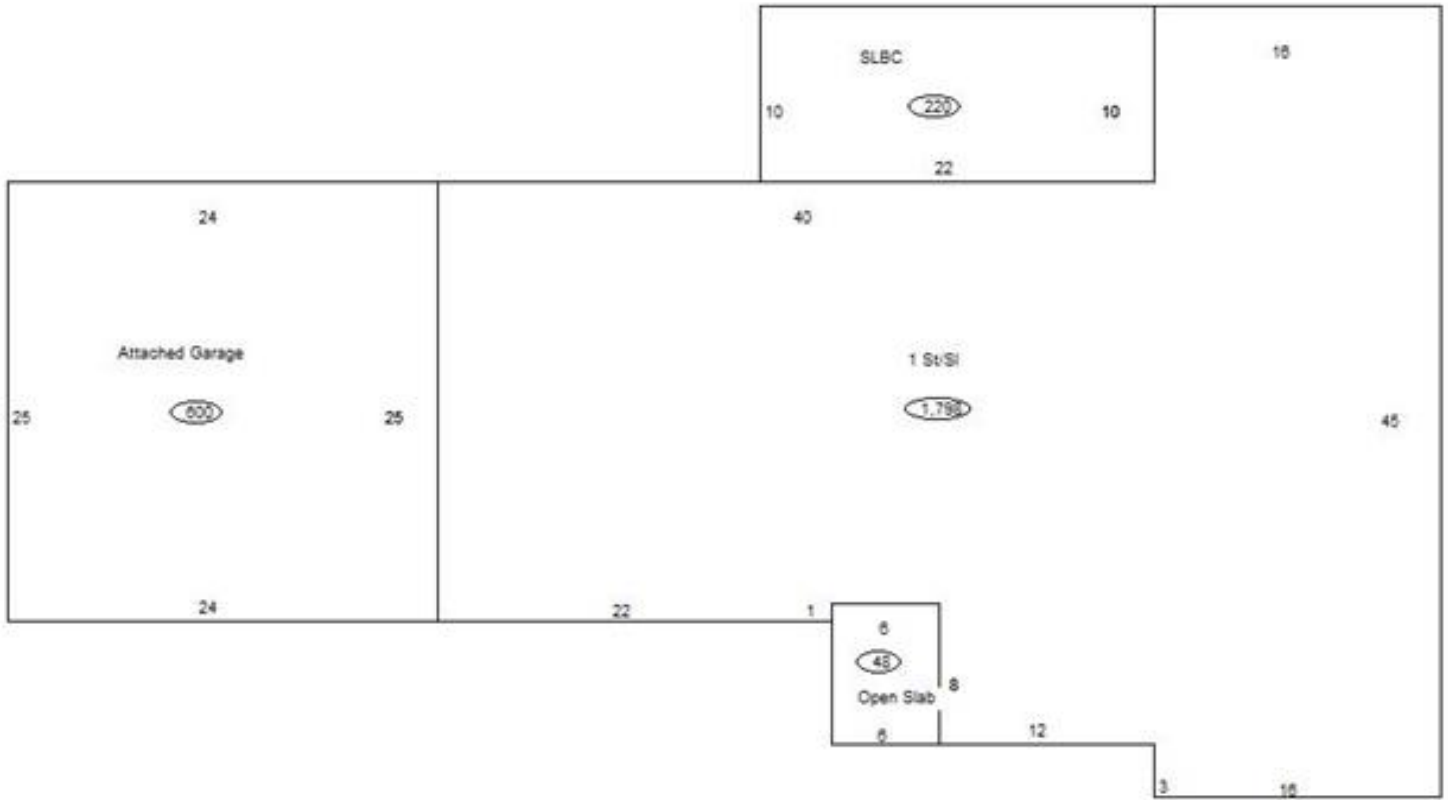
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Sketch Image

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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	1,798	1.000	1,798
2	G	1		10	Attached Garage	600	1.000	600
3	M	PRCH		10	SLBC	220	1.000	220
4	M	PATO		10	Open Slab	48	1.000	48
Total Building Area						1,798		1,798



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	100x60x0			6,000
	Qual 4	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (25.84 x 6,000) 155,040		Modifier Total	RCN 155,040	Depr (35% Phys/ % Func) 54,264	RCNLD 100,776
	GRDT	GARAGE - DETACHED	0x0x0			192
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (38.37 x 192) 7,367		Modifier Total	RCN 7,367	Depr (55% Phys/ % Func) 4,052	RCNLD 3,315