



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	660022194													
Parcel ID	000000-00-0-00276-001-0008													
Cadastral ID	26-21-14-06140													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	128084													
TYLER, BUFORD J & PATRICIA														
16854 E 79TH CT N OWASSO OK 74055-0000														
Parcel Location														
Situs	16854 E 79TH CT N													
Subdivision	EAGLES NEST 2													
Lot/Block	0008 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	26 / 21 / 14 / 5													
Neighborhood	1104 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.26601134 -95.78867315														
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 8 BLOCK 1 EAGLES NEST 2														
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code					
					820/274			12,500	No					
					825/337			95,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	0	Land Value	107,652	81,297	11%	8,943	Assessed	33,809	3,311.93					
Year Frozen	2025	Improvements	299,333	226,052		24,866	Penalty	0						
Uncapped Value	0	Mobile Home	0	0	0	0	Exemption	1,000	-98.00					
TIF Project ID	0	Total Value	406,985	307,349	33,809	Total Taxable	32,809	3,214.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660022194	TYLER, BUFORD J & PATRICIA			3	379,648	1000	32,808	3,214.00					
2024	2024-660022194	TYLER, BUFORD J & PATRICIA			3	395,736	1000	31,823	3,057.00					
2023	2023-660022194	TYLER, BUFORD J & PATRICIA			3	306,475	1000	30,868	2,893.00					
2022	2022-660022194	TYLER, BUFORD J & PATRICIA			3	298,162	1000	29,940	2,933.00					
2021	2021-660022194	TYLER, BUFORD J & PATRICIA			3	273,077	1000	29,038	2,809.00					
2020	2020-660022194	TYLER, BUFORD J & PATRICIA			3	271,620	1000	28,599	2,763.00					
2019	2019-660022194	TYLER, BUFORD J & PATRICIA			3	261,244	1000	27,737	2,681.00					
2018	2018-660022194	TYLER, BUFORD J & PATRICIA			3	271,396	1000	28,854	2,686.00					
2017	2017-660022194	TYLER, BUFORD J & PATRICIA			3	269,454	1000	28,640	2,694.00					
2016	2016-660022194	TYLER, BUFORD J & PATRICIA			3	264,469	1000	28,092	2,645.00					
2015	2015-660022194	TYLER, BUFORD J & PATRICIA			3	258,199	1000	27,402	2,599.00					
2014	2014-660022194	TYLER, BUFORD J & PATRICIA			3	260,944	1000	27,079	2,592.00					
2013	2013-660022194	TYLER, BUFORD J & PATRICIA			3	250,378	1000	26,262	2,460.00					



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Lot Data	Square-Foot - NBHD 1104 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.0933 Topography Street Access Utilities Amenities LAND QUALILTY 0 0 Method Square-Foot Base Lot Value 47,626.00 x 2.26 = 107,652 Factor Value Adjustments 1.0000 Lot Value 107,652		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Wood
Base/Total Area	1,281 / 2,305
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,281
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1990 / 27



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-5\IM 8/5/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	349,212	151.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	382,550		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	195,932		
Lot Value	107,652		
Indicated Value	303,584	131.71	Per SqFt
Agland Value			
Site Improvements	103,401		
Total Value	406,985	176.57	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	92.01	Total Misc Impr	+	18,146			
Roofing Adj	+ 2.86	Garage Cost	+	14,498			
Subfloor Adj	+ -1.35	Total RCN	=	296,866			
Heat/Cool Adj	+ 12.64	Depreciation (34%)	-	100,934			
Plumbing Adj	+ 8.47	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	195,932			
Adj Base Cost	= 114.63	Lot Value	+	107,652			
Total Area	x 2,305	Indicated Value	=	303,584			
Adjusted Cost	= 264,222	Value Per SqFt		131.71			

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	54356	10x4		40	26.80		1,072
EPSW	ENCLOSED PORCH - SOLID WALL	54357	15x11		165	69.45		11,459



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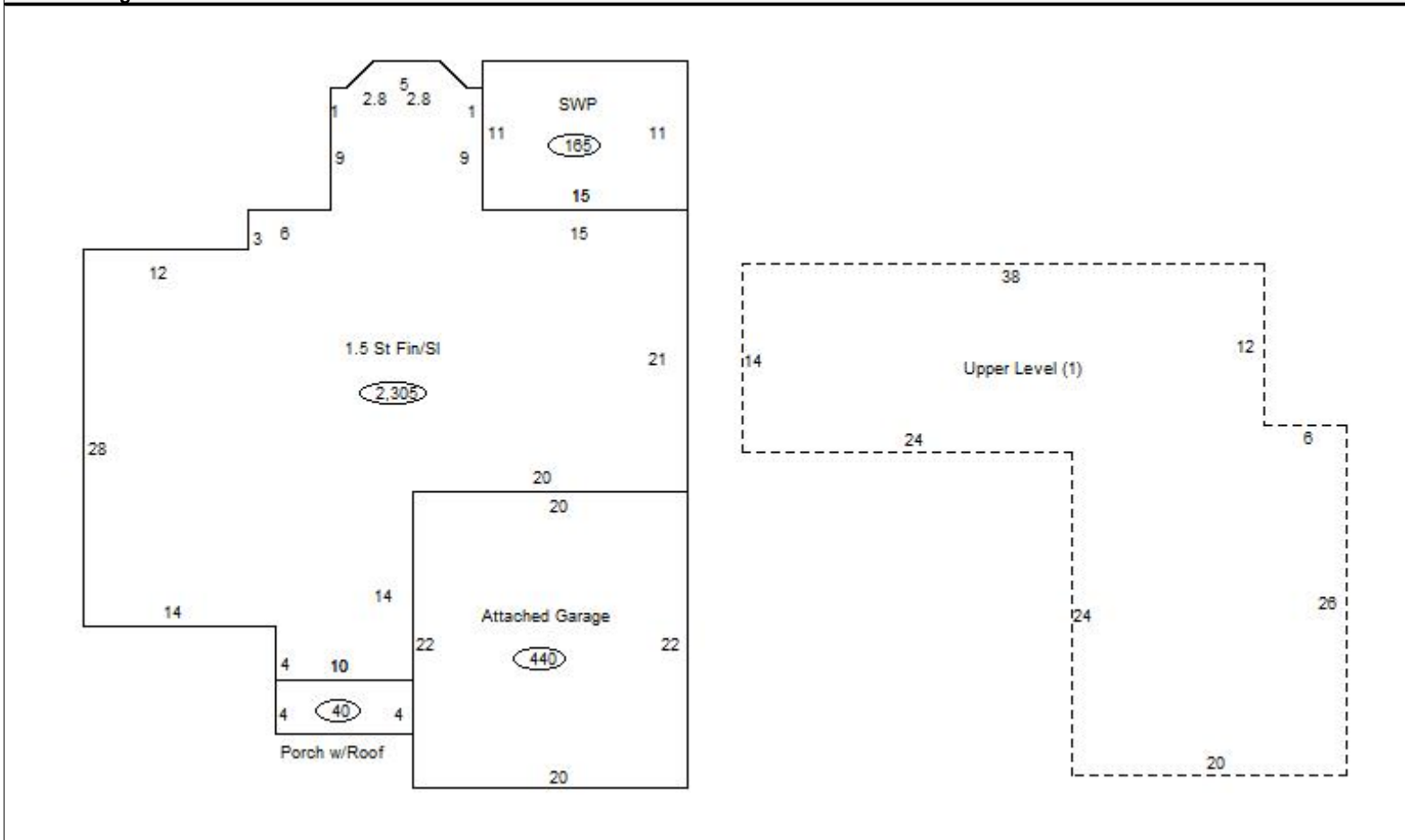
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,281	1.799	2,305
2	M	PRCH		13	SLBC	40	1.000	40
3	M	EPSW		13	EPSW	165	1.000	165
4	U	^UL		13	Upper Level (1)	1,024	1.000	1,024
5	G	1		13	Attached Garage	440	1.000	440
Total Building Area						1,281		2,305



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			5,824
	Qual 2	Cond 3	Year 2007	Eff Age	14	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
Base Cost (22.18 x 5,824)		129,176		129,176	40,045	89,131
	SV	SWIM VINYL	0x0x0			1
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD
Base Cost (25,000.00 x 1)		25,000		25,000	12,500	12,500
	GF	GAZEBO FAIR	0x0x0			1
	Qual 2	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD
Base Cost (2,950.00 x 1)		2,950		2,950	1,180	1,770
	STF	STG FAIR	12x20x0			240
	Qual 2	Cond 3	Year	Eff Age	1520	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 240)		1,123		1,123	1,123	