



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 660029286 Parcel ID 000000-00-0-00507-001-0006 Cadastral ID 34-21-14-01360 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 348352 LILLY, HUGH C & JOSIE A 7475 N 145TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07475 N 145TH E AVE Subdivision MEADOWS THE Lot/Block 0006 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																		
Legal Description Lot/Long: 36.26268378 -95.81169132																																		
Building Permits					\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-6-23\ 6/23/2022																													
Exemptions					Sale History																													
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2358/901	FREEMAN, AFTON N	09/26/2013	148,000	YES																														
Parcel Valuation																																		
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																									
Remove Cap	2026	Land Value	159,065	159,065	11%	17,497	Assessed	44,275	4,337.18																									
Year Frozen	0	Improvements	243,436	243,436		26,778	Penalty	0																										
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00																									
TIF Project ID	0	Total Value	402,501	402,501		44,275	Total Taxable	44,275	4,337.00																									
Assessment History																																		
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																									
2025	2025-660029286	WINSBY, TRAVIS L & ANTHIA L			3	276,804	0	22,289	2,183.00																									
2024	2024-660029286	WINSBY, TRAVIS L & ANTHIA L			3	296,876	0	21,228	2,039.00																									
2023	2023-660029286	WINSBY, TRAVIS L & ANTHIA L			3	183,791	0	20,217	1,895.00																									
2022	2022-660029286	WINSBY, TRAVIS L & ANTHIA L			3	184,486	0	20,293	1,988.00																									
2021	2021-660029286	WINSBY, TRAVIS L & ANTHIA L			3	184,514	0	20,297	1,964.00																									
2020	2020-660029286	WINSBY, TRAVIS L & ANTHIA L			3	181,786	0	19,996	1,932.00																									
2019	2019-660029286	WINSBY, TRAVIS L & ANTHIA L			3	175,498	0	19,305	1,866.00																									
2018	2018-660029286	WINSBY, TRAVIS L & ANTHIA L			3	170,329	0	18,736	1,744.00																									
2017	2017-660029286	WINSBY, TRAVIS L & ANTHIA L			3	168,967	0	18,586	1,748.00																									
2016	2016-660029286	WINSBY, TRAVIS L & ANTHIA L			3	164,836	0	17,809	1,677.00																									
2015	2015-660029286	WINSBY, TRAVIS L & ANTHIA L			3	159,780	0	16,961	1,608.00																									
2014	2014-660029286	WINSBY, TRAVIS L & ANTHIA L			3	146,848	0	16,153	1,546.00																									
2013	2013-660029286	WINSBY, TRAVIS L & ANTHIA L			3	140,135	0	14,369	1,346.00																									



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Lot Data		Square-Foot - NBHD 1212 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.8861							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY					0		
						0		
Method	Square-Foot							
Base Lot Value	38,598.00 x 2.70 = 104,215			\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-6-23\I\ 6/23/2022				
Factor Value				GRM Approach				
Adjustments	1.5263			GRM Code				
Lot Value	159,065			Gross Rent 0.00				
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	4 - Good			MRA Code 1 Test				
Quality	3 - Average			Adusted R 0.8445				
Architecture				Indicated Value 246,949 120.76 Per SqFt				
Style	85% 1 1/2 Story Finished 15% 1 1/2 Story Unfinish			Direct Comparables				
Exterior Wall	100% Veneer, Masonry			Selection Model A Adam Test				
Base/Total Area	1,484 / 2,045			Adjustment Model 1 2022 Residential				
Style	85% 1 1/2 Story Finished - 15% 1 1/2 Story Unfinis			Comparables 5				
HVAC	100% Warmed & Cooled Air			Indicated Value 262,540 Per SqFt				
Roof Cover	1 Composition Shingle			Value Reconciliation				
Area on Slab	1,178			Selected Approach Cost Approach				
Fixture/RghIn	11 /			Improvements 212,496				
Bed/F/H Bath	3 / 2.0 /			Lot Value 159,065				
Basement Area				Indicated Value 371,561 181.69 Per SqFt				
Garage Type	444 Attached Garage - Unfinished			Agland Value				
Remodel	PARTIAL -			Site Improvements 30,940				
Year/Eff Age	1979 / 19			Total Value 402,501 196.82 Total Value Per SqFt				
Cost Approach								
				Manual : 01/2025				
Base Cost	99.94	Total Misc Impr	+ 7,427					
Roofing Adj	+ 3.62	Garage Cost	+ 14,594					
Subfloor Adj	+ -1.34	Total RCN	= 272,431					
Heat/Cool Adj	+ 12.64	Depreciation (22%)	- 59,935					
Plumbing Adj	+ 7.59	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 212,496					
Adj Base Cost	= 122.45	Lot Value	+ 159,065					
Total Area	x 2,045	Indicated Value	= 371,561					
Adjusted Cost	= 250,410	Value Per SqFt	181.69					
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
PATO	SLAB PORCH - OPEN	69954		138	138	11.13		1,536
PATO	SLAB PORCH - OPEN	69955		6x4	24	11.48		276



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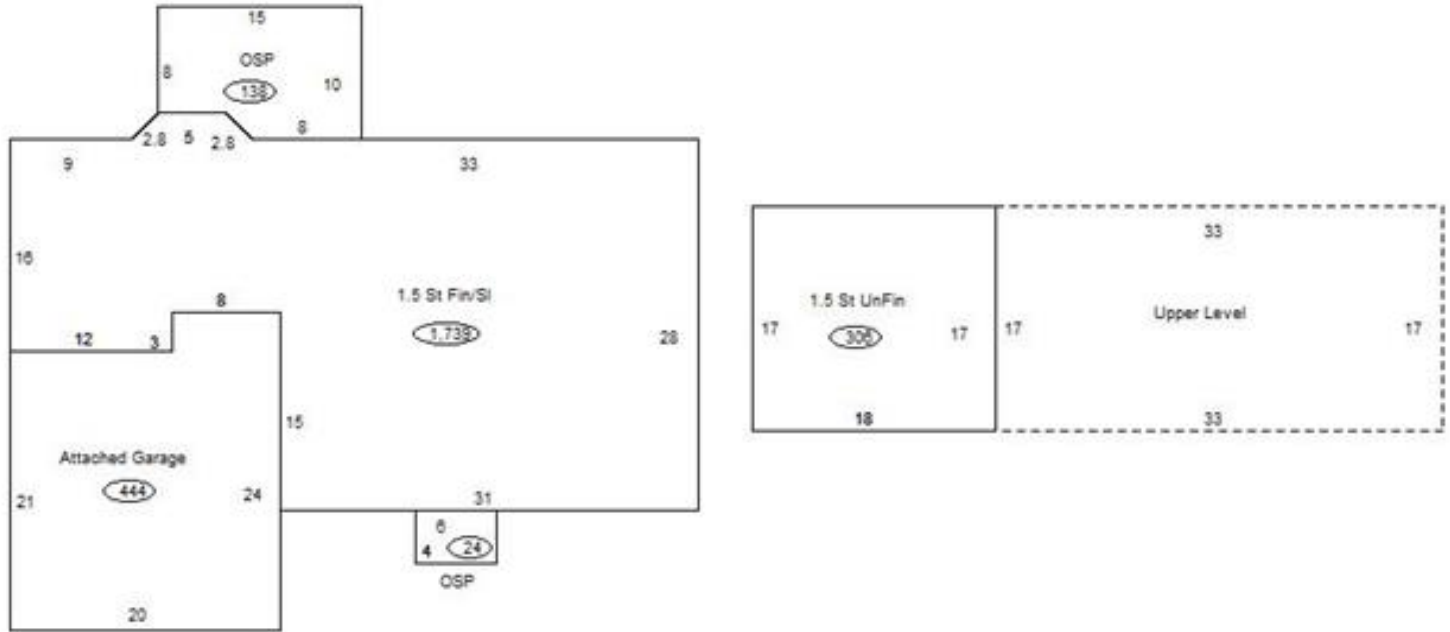
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Sketch Image

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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	1,178	1.476	1,739
2	G	1		13	Attached Garage	444	1.000	444
3	M	PATO		13	Open Slab	138	1.000	138
4	M	PATO		13	Open Slab	24	1.000	24
5	R	6		13	1.5 St UnFin	306	1.000	306
6	U	^UL	Overhang	13	Upper Level	561	1.000	561
Total Building Area						1,484		2,045



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	30x40x0			1,200
	Qual 2	Cond 3	Year 2018	Eff Age 6		
	Valuation Summary Base Cost (28.97 x 1,200) 34,764		Modifier Total	RCN 34,764	Depr (11% Phys/ % Func) 3,824	RCNLD 30,940
	STF	STG FAIR	10x12x0			120
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary Base Cost (4.68 x 120) 562		Modifier Total	RCN 562	Depr (100% Phys/ % Func) 562	RCNLD 562