



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 660029536 Parcel ID 000000-00-0-00942-001-0013 Cadastral ID 34-22-14-02080 Property Type REAL - Real Property Property Class RRP VI Area 2 Tax Area 27 - COLLINSVILLE/COLL FIRE Name ID 277515 SHELTON, GREGORY NEAL TRUSTEE 13460 N 155TH E AVE COLLINSVILLE OK 74021-0000 Parcel Location Situs 13460 N 155TH E AVE Subdivision WINDING CREEK ESTATES II Lot/Block 0013 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 22 / 14 / 5 Neighborhood 1096 - R-V02-NW COLLINSVILLE School District S026 - COLLINSVILLE SCHOOLS																																		
Legal Description Lot/Long: 36.34892654 -95.80222695																																		
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																				
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Exemptions					Sale History																													
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Code	Type	Active	Maximum	Exemption																														
H	Homestead	Yes	1,000	1,000																														
Bk/Pg	Grantor	Date	Price	Code																														
2535/911	SHELTON, GREGORY NEAL	03/11/2016	0	4																														
1312/461	JONES, RICHARD WINDELL &	07/26/2001	185,000	YES																														
Parcel Valuation																																		
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.120	Current Tax																									
Remove Cap	2002	Land Value	101,408	58,568	11%	6,442	Assessed	27,783	2,837.20																									
Year Frozen	0	Improvements	252,490	194,011		21,341	Penalty	0																										
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-102.00																									
TIF Project ID	0	Total Value	353,898	252,579		27,783	Total Taxable	26,783	2,735.00																									
Assessment History																																		
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																									
2025	2025-660029536	SHELTON, GREGORY NEAL			27	328,937	1000	25,975	2,653.00																									
2024	2024-660029536	SHELTON, GREGORY NEAL			27	345,430	1000	25,189	2,524.00																									
2023	2023-660029536	SHELTON, GREGORY NEAL			27	231,147	1000	24,426	2,402.00																									
2022	2022-660029536	SHELTON, GREGORY NEAL			27	235,545	1000	24,892	2,432.00																									
2021	2021-660029536	SHELTON, GREGORY NEAL			27	228,528	1000	24,138	2,395.00																									
2020	2020-660029536	SHELTON, GREGORY NEAL			27	227,241	1000	23,652	2,352.00																									
2019	2019-660029536	SHELTON, GREGORY NEAL			27	217,586	1000	22,934	2,255.00																									
2018	2018-660029536	SHELTON, GREGORY NEAL			27	226,404	1000	23,904	2,377.00																									
2017	2017-660029536	SHELTON, GREGORY NEAL			27	223,246	1000	23,557	2,305.00																									
2016	2016-660029536	SHELTON, GREGORY NEAL			27	219,442	1000	23,139	2,207.00																									
2015	2015-660029536	SHELTON, GREGORY NEAL			27	213,710	1000	22,508	2,173.00																									
2014	2014-660029536	SHELTON, GREGORY NEAL			27	215,881	1000	22,356	2,093.00																									
2013	2013-660029536	SHELTON, GREGORY NEAL			27	206,145	1000	21,676	2,024.00																									



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Lot Data	Square-Foot - NBHD 1096 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	98286.91	
Non-Ag Acres	2.2852	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	99,542.00 x 1.02 = 101,408	
Factor Value		
Adjustments	1.0000	
Lot Value	101,408	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,774 / 1,774
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,774
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1987 / 29



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	275,692	155.41	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	328,600		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	158,599		
Lot Value	101,408		
Indicated Value	260,007	146.57	Per SqFt
Agland Value			
Site Improvements	93,891		
Total Value	353,898	199.49	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	103.21	Total Misc Impr	+	29,133			
Roofing Adj	+ 4.37	Garage Cost	+	12,487			
Subfloor Adj	+ -1.15	Total RCN	=	259,999			
Heat/Cool Adj	+ 11.47	Depreciation (39%)	-	101,400			
Plumbing Adj	+ 5.20	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	158,599			
Adj Base Cost	= 123.10	Lot Value	+	101,408			
Total Area	x 1,774	Indicated Value	=	260,007			
Adjusted Cost	= 218,379	Value Per SqFt		146.57			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	70841	4x4		16	24.22		388
EPSW	ENCLOSED PORCH - SOLID WALL	70842	23x15		345	60.90		21,011
PATO	SLAB PORCH - OPEN	147530	15x10		150	10.42		1,563
PATO	SLAB PORCH - OPEN	147531	33x3		99	10.86		1,075

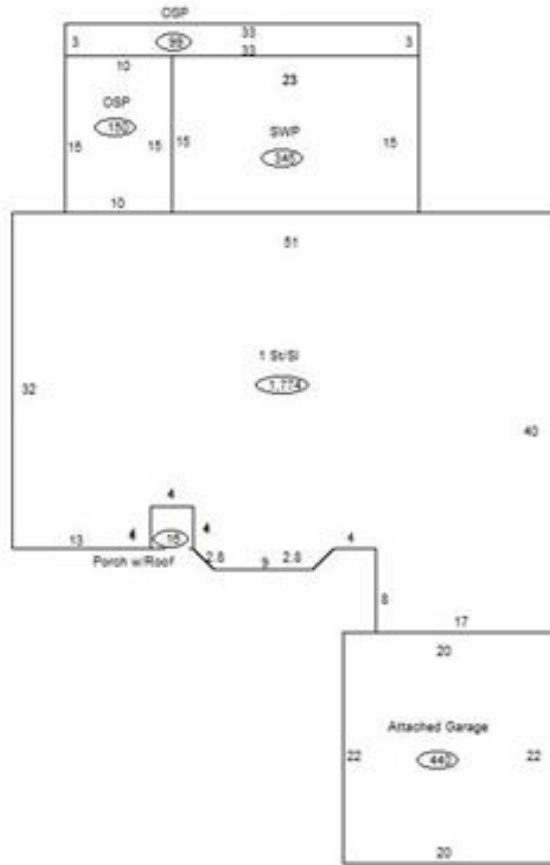


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Sketch Image

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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	1,774	1.000	1,774
2	G	1		13	Attached Garage	440	1.000	440
3	M	PRCH		13	SLBC	16	1.000	16
4	M	EPSW		13	EPSW	345	1.000	345
5	M	PATO		13	Open Slab	150	1.000	150
6	M	PATO		13	Open Slab	99	1.000	99
Total Building Area						1,774		1,774



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	80x52x8	Concrete	Galvanized Metal	4,160
	Qual	3	Cond 3	Year 2008	Eff Age	
	Valuation Summary Base Cost (23.56 x 4,160) 98,010		Modifier Total	RCN 98,010	Depr (40% Phys/ % Func) 39,204	RCNLD 58,806
	GRDT	Garage - Detached	46x80x8	Concrete	Composition Shingle	3,680
	Qual	3	Cond 3	Year 2000	Eff Age	
	Valuation Summary Base Cost (27.24 x 3,680) 100,243		Modifier Total	RCN 100,243	Depr (65% Phys/ % Func) 65,158	RCNLD 35,085