



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 660030149 Parcel ID 000000-00-0-00375-019-0004 Cadastral ID 35-20-14-06310 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 322287 PIERCE, WILBURN D & EVELYN S 17001 E MARSHALL ST TULSA OK 74116-0000 Parcel Location Situs 17001 E MARSHALL ST Subdivision HIGHLAND ACRES Lot/Block 0004 / 0019 Parcel Size 1 - Lots Sec/Twn/Rng 35 / 20 / 14 / 5 Neighborhood 1045 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-3\IMG_0049. 6/7/2021</p>																																																	
Legal Description Lat/Long: 36.17278620 -95.78830761																																																						
LOT 4 BLOCK 19 HIGHLAND ACRES					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> </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	No	1,000		2655/801	WESTROPE, JOHN F	08/25/2017	68,000	YES																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>106.660</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2018</td> <td>Land Value 31,642</td> <td>17,521</td> <td>11%</td> <td>1,927</td> <td>Assessed</td> <td>9,612</td> <td>1,025.22</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 92,091</td> <td>69,863</td> <td> </td> <td>7,685</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 123,733</td> <td>87,384</td> <td> </td> <td>9,612</td> <td>Total Taxable</td> <td>9,612</td> <td>1,025.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	Remove Cap	2018	Land Value 31,642	17,521	11%	1,927	Assessed	9,612	1,025.22	Year Frozen	0	Improvements 92,091	69,863		7,685	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 123,733	87,384		9,612	Total Taxable	9,612	1,025.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660030149	PIERCE, WILBURN D & EVELYN S	1	100,982	0	9,155	976.00																																															
2024	2024-660030149	PIERCE, WILBURN D & EVELYN S	1	106,612	0	8,718	920.00																																															
2023	2023-660030149	PIERCE, WILBURN D & EVELYN S	1	86,767	0	8,303	852.00																																															
2022	2022-660030149	PIERCE, WILBURN D & EVELYN S	1	71,892	0	7,908	794.00																																															
2021	2021-660030149	PIERCE, WILBURN D & EVELYN S	1	74,709	0	8,218	723.00																																															
2020	2020-660030149	PIERCE, WILBURN D & EVELYN S	1	75,395	0	8,293	735.00																																															
2019	2019-660030149	PIERCE, WILBURN D & EVELYN S	1	72,032	0	7,924	712.00																																															
2018	2018-660030149	PIERCE, WILBURN D & EVELYN S	1	70,516	0	7,757	692.00																																															
2017	2017-660030149	PIERCE, WILBURN D &	1	77,064	1000	6,740	609.00																																															
2016	2016-660030149	WESTROPE, JOHN F	1	74,986	1000	6,515	579.00																																															
2015	2015-660030149	WESTROPE, JOHN F	1	71,145	1000	6,297	563.00																																															
2014	2014-660030149	WESTROPE, JOHN F	1	73,464	1000	6,084	550.00																																															
2013	2013-660030149	WESTROPE, JOHN F	1	69,543	1000	5,878	526.00																																															



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Lot Data		Square-Foot - NBHD 1045 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.2965							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	12,915.00 x 2.45 = 31,642							
Factor Value								
Adjustments	1.0000							
Lot Value	31,642							
Residential Data								
Type	1 Single Family Residence							
Condition	4 - Good							
Quality	2 - Fair							
Architecture	TRAD TRADITIONAL							
Style	100% One Story							
Exterior Wall	20% Veneer, Stone 80% Frame, Siding, Metal							
Base/Total Area	1,053 / 1,053							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	1,053							
Fixture/RghIn	11 /							
Bed/F/H Bath	3 / 2.0 /							
Basement Area								
Garage Type	484 Attached Garage - Finished							
Remodel								
Year/Eff Age	1978 / 29							
GRM Approach								
GRM Code								
Gross Rent	0.00							
Indicated Value								
Multiple Regression								
MRA Code	1 Test							
Adusted R	0.8445							
Indicated Value	121,908	115.77	Per SqFt					
Direct Comparables								
Selection Model	A Adam Test							
Adjustment Model	1 2022 Residential							
Comparables	6							
Indicated Value	107,450	Per SqFt						
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements	89,967							
Lot Value	31,642							
Indicated Value	121,609	115.49	Per SqFt					
Agland Value								
Site Improvements	2,124							
Total Value	123,733	117.51	Total Value Per SqFt					
Cost Approach								
Manual : 01/2025								
Base Cost	101.81	Total Misc Impr	+	2,879				
Roofing Adj	+ 4.44	Garage Cost	+	14,244				
Subfloor Adj	+ 0.00	Total RCN	=	152,486				
Heat/Cool Adj	+ 10.30	Depreciation (41%)	-	62,519				
Plumbing Adj	+ 12.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	89,967				
Adj Base Cost	= 128.55	Lot Value	+	31,642				
Total Area	x 1,053	Indicated Value	=	121,609				
Adjusted Cost	= 135,363	Value Per SqFt		115.49				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	71965	5x3		15	55.86		838
PATO	SLAB PORCH - OPEN	71966	226		226	9.03		2,041

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-3\IMG_0049. 6/7/2021



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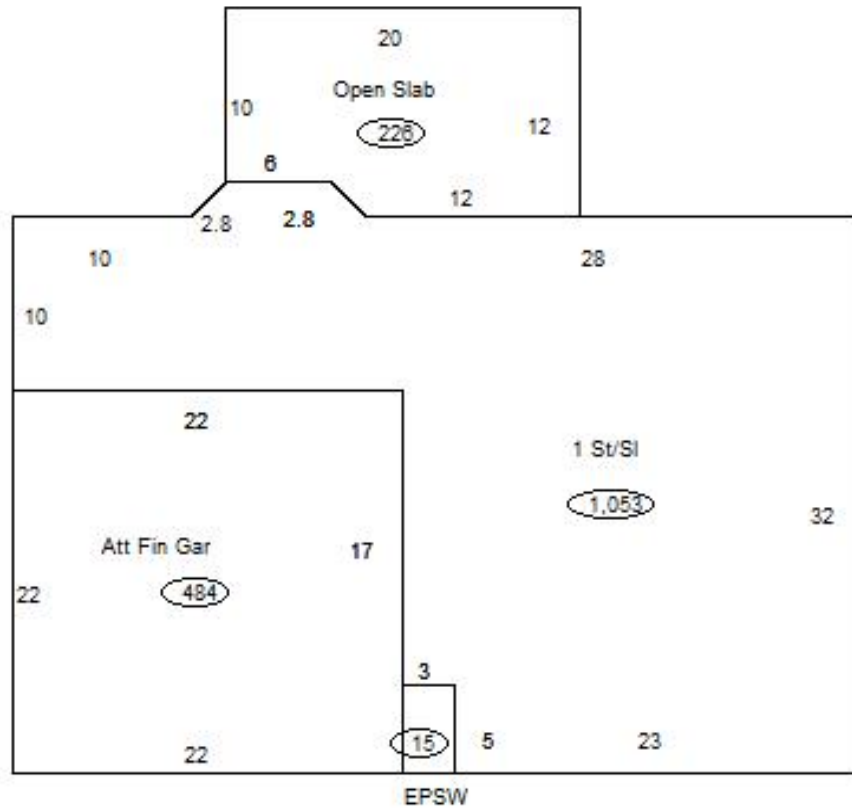
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Sketch Image

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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	1,053	1.000	1,053
2	G	5		13	Att Fin Gar	484	1.000	484
3	M	EPSW		13	EPSW	15	1.000	15
4	M	PATO		13	Open Slab	226	1.000	226
Total Building Area						1,053		1,053



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x12x7	Plank	Formed Metal	96
	Qual	3	Cond 3	Year 2000	Eff Age 20	

	Valuation Summary	Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
	Base Cost (27.79 x 96)	2,668		2,668	1,574
					1,094

	SHDS	Shed - Small	6x12x6	Plank	Formed Metal	72
	Qual	4	Cond 3	Year 2000	Eff Age 20	

	Valuation Summary	Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
	Base Cost (34.88 x 72)	2,511		2,511	1,481
					1,030