



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:22:05
Page 1

Assessment Data					Primary Image				
Account	660030196								
Parcel ID	000000-00-0-00375-024-0013								
Cadastral ID	35-20-14-06770								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	1 - CATOOSA OT								
Name ID	316744								
GONZO ENTERPRISES LLC									
1115 N 171ST E AVE TULSA OK 74116-0000									
Parcel Location									
Situs	01115 N 171ST E AVE								
Subdivision	HIGHLAND ACRES								
Lot/Block	0013 / 0024	Parcel Size	8 - Lots						
Sec/Twn/Rng	35 / 20 / 14 / 5								
Neighborhood	1045 - R-V03-SW CATOOSA								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.17056747 -95.78581555									
Building Permits									
LOTS 6 THRU 13 BLOCK 24 HIGHLAND ACRES									
Number	Description	Opened	Closed	Amount					
R23 171803	R24 NEW DTCH ACC BLDG	05/2023	03/2024	200,000					
Exemptions									
Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					2580/147	GONZALEZ, NOE	07/12/2016	0	4
					1337/315	BURKE, JAMES T & SANDRA M	11/30/2001	110,000	11
					1085/702	GARDNER, DONALD LEE JR &	10/08/1997	78,500	No
					995/860	PACK, BILLY RAY &	07/14/1995	70,000	No
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	
Remove Cap	2002	Land Value	87,082	87,082	11%	9,579	Assessed	22,680	2,419.05
Year Frozen	0	Improvements	162,772	119,093		13,101	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	249,854	206,175		22,680	Total Taxable	22,680	2,419.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660030196	GONZO ENTERPRISES LLC	1	196,358	0	21,599	2,304.00		
2024	2024-660030196	GONZO ENTERPRISES LLC	1	304,000	0	24,469	2,581.00		
2023	2023-660030196	GONZO ENTERPRISES LLC	1	211,858	0	23,304	2,392.00		
2022	2022-660030196	GONZO ENTERPRISES LLC	1	202,487	0	22,274	2,236.00		
2021	2021-660030196	GONZO ENTERPRISES LLC	1	204,261	0	22,010	1,936.00		
2020	2020-660030196	GONZO ENTERPRISES LLC	1	202,013	0	20,962	1,857.00		
2019	2019-660030196	GONZO ENTERPRISES LLC	1	198,144	0	19,964	1,793.00		
2018	2018-660030196	GONZO ENTERPRISES LLC	1	179,590	0	19,014	1,697.00		
2017	2017-660030196	GONZO ENTERPRISES LLC	1	178,462	0	18,108	1,635.00		
2016	2016-660030196	GONZO ENTERPRISES LLC	1	174,857	0	17,246	1,534.00		
2015	2015-660030196	GONZALEZ, NOE	1	155,742	0	16,424	1,468.00		
2014	2014-660030196	GONZALEZ, NOE	1	156,861	0	15,643	1,415.00		
2013	2013-660030196	GONZALEZ, NOE	1	157,079	0	14,898	1,334.00		



Rogers

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Date 04/16/2026
 Time 21:22:05
 Page 2

Lot Data		Square-Foot - NBHD 1045 #1	
Lot Size			
Lot Count			
Units Buildable	8		
Non-Ag Acres	3.0219		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	131,633.00 x .66 = 87,082		
Factor Value			
Adjustments	1.0000		
Lot Value	87,082		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Veneer, Stone 80% Frame, Siding, Wood
Base/Total Area	1,450 / 1,450
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	624 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1967 / 44

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	229,594	158.34	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	256,640		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	119.68	Total Misc Impr	+ 36,765
Roofing Adj	+ 6.48	Garage Cost	+ 28,922
Subfloor Adj	+ 0.00	Total RCN	= 287,102
Heat/Cool Adj	+ 16.31	Depreciation (49%)	- 140,680
Plumbing Adj	+ 10.23	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 146,422
Adj Base Cost	= 152.70	Lot Value	+ 87,082
Total Area	x 1,450	Indicated Value	= 233,504
Adjusted Cost	= 221,415	Value Per SqFt	161.04

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	146,422		
Lot Value	87,082		
Indicated Value	233,504	161.04	Per SqFt
Agland Value			
Site Improvements	16,350		
Total Value	249,854	172.31	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	7,243.87		7,244
EPSW	ENCLOSED PORCH - SOLID WALL	72062	10x5		50	86.86		4,343
PRCH	SLAB PORCH - COVERED	72063	16x8		128	32.70		4,186
PRCH	SLAB PORCH - COVERED	72064	50x9		450	31.47		14,162
CPDT	Carport - Detached	72065	24x20		480	14.23		6,830



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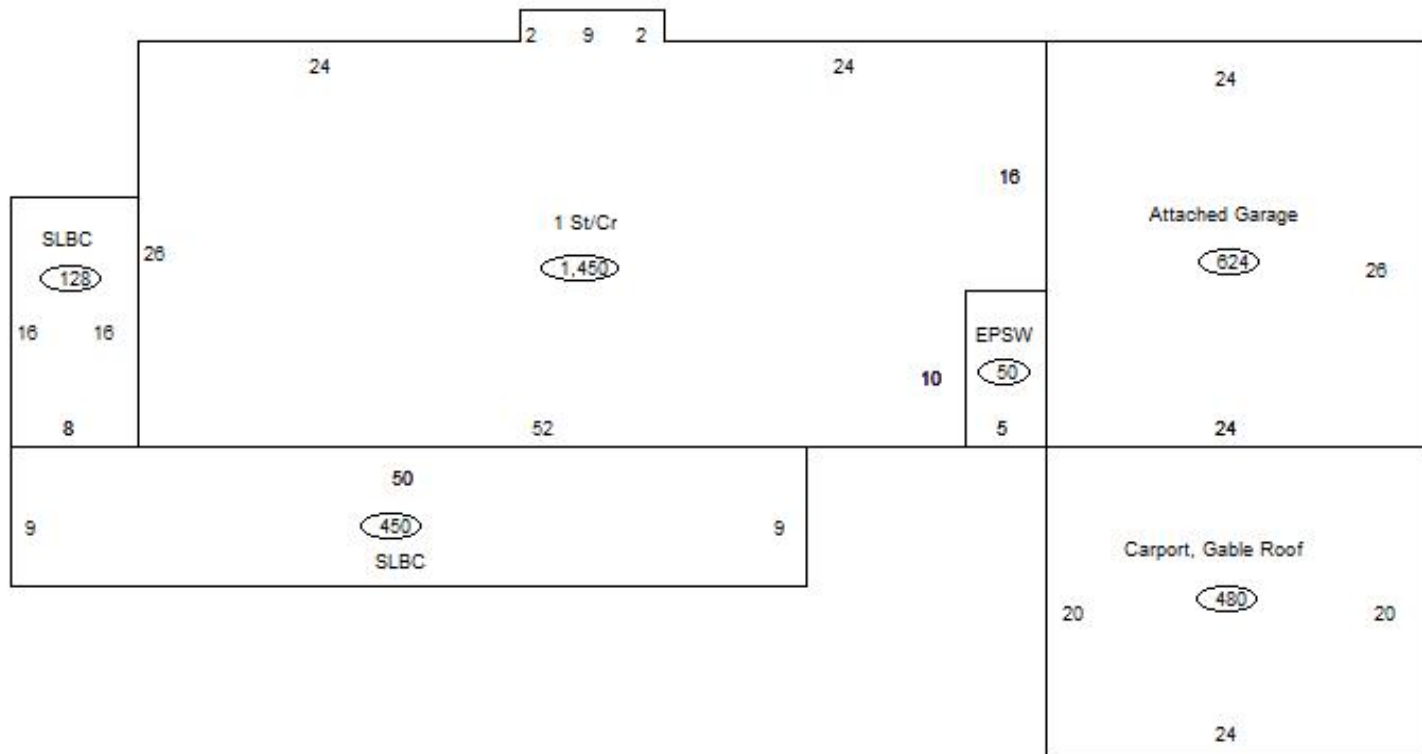
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Date 04/16/2026
 Time 21:22:05
 Page 3

Sketch Image

660030196



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,450	1.000	1,450
2	G	1		13	Attached Garage	624	1.000	624
3	M	EPSW		13	EPSW	50	1.000	50
4	M	PRCH		13	SLBC	128	1.000	128
5	M	PRCH		13	SLBC	450	1.000	450
6	G	3		13	Carport, Gable Roof	480	1.000	480
Total Building Area						1,450		1,450



Rogers

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Date 04/16/2026
Time 21:22:05
Page 4

660030196

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	30x30x8	Concrete	Formed Metal	900
	Qual 2	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
Base Cost (30.60 x 900)	27,540	27,540	13,495	14,045

LOAF	Loafing Shed	10x20x8	Dirt	Formed Metal	200
Qual 2	Cond 2	Year 2000	Eff Age 26		

Valuation Summary	Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD
Base Cost (6.12 x 200)	1,224	1,224	857	367

SHDS	Shed - Small	10x20x7	Plank	Formed Metal	200
Qual 3	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
Base Cost (23.63 x 200)	4,726	4,726	2,788	1,938