



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 09:18:59
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Assessment Data					Primary Image														
Account 660079277 Parcel ID 000000-00-0-00163-001-0104 Cadastral ID 18-21-15-03940 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 347916 NEALIS, MARK & HEATHER FAMILY REVOCABLE TRUST 9209 N 103RD E PL OWASSO OK 74055-0000 Parcel Location Situs 19990 E WOODHAVEN RD Subdivision CLEAR BROOK Lot/Block 0104 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 18 / 21 / 15 / 5 Neighborhood 1027 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					No Image On File														
Legal Description Lat/Long: 36.29448329 -95.74986482					Building Permits														
LOT 104 CLEAR BROOK					<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										
					/	MCGUIRE, BRET A & ANISSA R	08/13/2025	265,000	YES										
					/	SANDERS FAMILY REVOCABLE TRUS	07/12/2024	220,000	YES										
					/	SANDERS, TOM & LAURA	09/18/2023	0	4										
					/	MCDONALD, ANNETTE E	09/12/2023	195,000	YES										
					/	PEREZ, ANTONIO &	03/31/2021	185,000	YES										
					2403/130	THE PEREZ FAMILY TRUST	05/22/2014	0	4										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax										
Remove Cap	2026		Land Value	265,000	265,000	11%	29,150	Assessed	29,150										
Year Frozen	0		Improvements	0	0		0	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0										
TIF Project ID	0		Total Value	265,000	265,000		29,150	Total Taxable	29,150										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660079277	NEALIS, MARK & HEATHER			7	220,000	0	24,200	2,627.00										
2024	2024-660079277	MCGUIRE, BRET A & ANISSA R			7	195,000	0	21,450	2,367.00										
2023	2023-660079277	SANDERS FAMILY REVOCABLE TRUST			7	185,000	0	20,350	2,198.00										
2022	2022-660079277	MCDONALD, ANNETTE E			7	185,000	0	20,350	2,285.00										
2021	2021-660079277	MCDONALD, ANNETTE E			7	140,000	0	15,400	1,710.00										
2020	2020-660079277	PEREZ, ANTONIO &			7	140,000	0	15,400	1,708.00										
2019	2019-660079277	PEREZ, ANTONIO &			7	140,000	0	15,400	1,709.00										
2018	2018-660079277	PEREZ, ANTONIO &			7	140,000	0	15,400	1,653.00										
2017	2017-660079277	PEREZ, ANTONIO &			7	140,000	0	15,400	1,669.00										
2016	2016-660079277	PEREZ, ANTONIO &			7	140,000	0	15,400	1,670.00										
2015	2015-660079277	PEREZ, ANTONIO &			7	140,000	0	15,168	1,655.00										
2014	2014-660079277	PEREZ, ANTONIO &			7	140,000	0	14,446	1,589.00										
2013	2013-660079277	THE PEREZ FAMILY TRUST			7	140,000	0	13,758	1,485.00										



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Lot Data		Square-Foot - NBHD 1027 #1		Primary Image				
Lot Size								
Lot Count	1							
Units Buildable	1							
Non-Ag Acres	1.9928							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
	LAKE LOT		0					
Method	Square-Foot							
Base Lot Value	86,805.00 x 1.95 = 169,490							
Factor Value								
Adjustments	1.5635							
Lot Value	265,000							
Residential Data								
Type								
Condition	3 - Average							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			GRM Approach				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				Multiple Regression				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				Direct Comparables				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 0					
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 265,000					
Total Area	x	Indicated Value	= 265,000					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				Value Reconciliation				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 265,000				
				Indicated Value 265,000 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 265,000 0.00 Total Value Per SqFt				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value