



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:07:20  
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Assessment Data					Primary Image									
Account	660079901													
Parcel ID	000000-00-0-21630-009-0040													
Cadastral ID	22-21-14-07480													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	4											
Tax Area	40 - OWASSO CITY													
Name ID	284431													
DUFFEY, SUZANNE														
15312 E 89TH CT N OWASSO OK 74055-0000														
Parcel Location														
Situs	15312 E 89TH CT N													
Subdivision	PRESTON LAKES II													
Lot/Block	0040 / 0009	Parcel Size	1 - Lots											
Sec/Twn/Rng	22 / 21 / 14 / 5													
Neighborhood	1059 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.28175064 -95.80400646														
Building Permits														
LOT 40 BLOCK 9 PRESTON LAKES II														
<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	Yes	1,000	1,000	1559/894	SIMMONS HOMES RESIDENTIAL	01/26/2004	126,000	YES					
					1361/127	PRESTON LAKES DEVELOPMENT-GR	03/06/2002	0	11					
					1361/129	SIMMONS PROPERTY-MANAGEMENT	03/06/2002	0	11					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	2005	Land Value	44,176	26,786	11%	Assessed	15,409	1,509.47						
Year Frozen	2010	Improvements	186,865	113,303		Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	1,000	-97.00						
TIF Project ID	0	Total Value	231,041	140,089	15,409	Total Taxable	14,409	1,412.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660079901	DUFFEY, SUZANNE	40	228,222	1000	14,410	1,412.00							
2024	2024-660079901	DUFFEY, SUZANNE	40	241,613	1000	14,410	1,384.00							
2023	2023-660079901	DUFFEY, SUZANNE	40	227,369	1000	14,409	1,350.00							
2022	2022-660079901	DUFFEY, SUZANNE	40	195,663	1000	14,409	1,412.00							
2021	2021-660079901	DUFFEY, SUZANNE	40	172,567	1000	14,409	1,394.00							
2020	2020-660079901	DUFFEY, SUZANNE	40	166,427	1000	14,410	1,394.00							
2019	2019-660079901	DUFFEY, SUZANNE	40	163,916	1000	14,410	1,395.00							
2018	2018-660079901	DUFFEY, SUZANNE	40	162,990	1000	14,410	1,344.00							
2017	2017-660079901	DUFFEY, SUZANNE	40	161,669	1000	14,410	1,356.00							
2016	2016-660079901	DUFFEY, SUZANNE	40	157,589	1000	14,410	1,362.00							
2015	2015-660079901	DUFFEY, SUZANNE	40	152,776	1000	14,410	1,374.00							
2014	2014-660079901	DUFFEY, SUZANNE	40	155,331	1000	14,410	1,388.00							
2013	2013-660079901	DUFFEY, SUZANNE	40	144,260	1000	14,410	1,358.00							



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Lot Data	Square-Foot - NBHD 1059 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.1914	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	8,335.00 x 5.30 = 44,176	
Factor Value		
Adjustments	1.0000	
Lot Value	44,176	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,444 / 1,444
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,444
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	441 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2004 / 17



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-24\ 8/29/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	199,383	138.08	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	234,920 Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	115.17	Total Misc Impr	+	12,282	
Roofing Adj	+ 5.03	Garage Cost	+	14,522	
Subfloor Adj	+ -2.38	Total RCN	=	230,697	
Heat/Cool Adj	+ 12.64	Depreciation ( 19%)	-	43,832	
Plumbing Adj	+ 10.74	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	186,865	
Adj Base Cost	= 141.20	Lot Value	+	44,176	
Total Area	x 1,444	Indicated Value	=	231,041	
Adjusted Cost	= 203,893	Value Per SqFt		160.00	

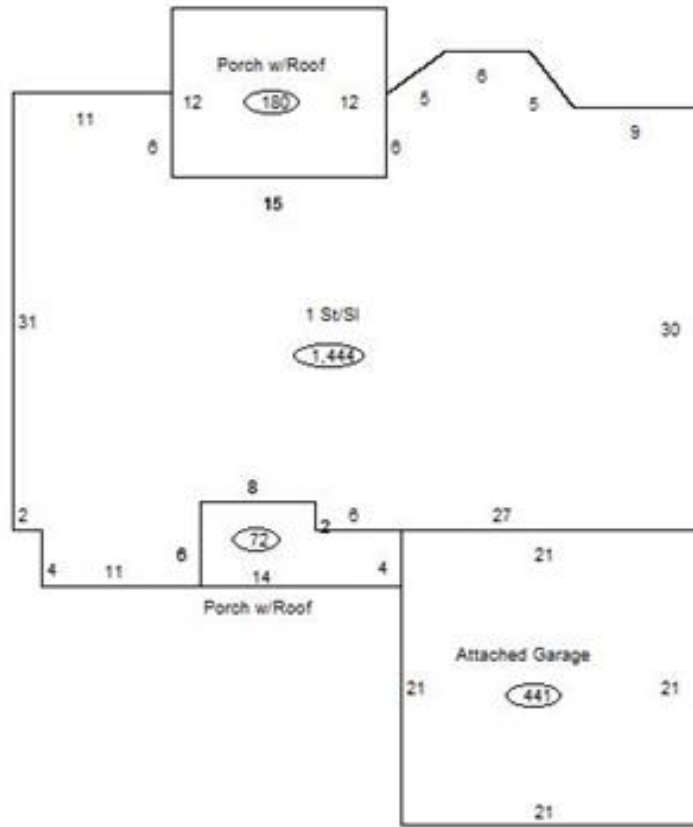
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	186,865		
Lot Value	44,176		
Indicated Value	231,041	160.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	231,041	160.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	96898		72	72	26.70		1,922
PRCH	SLAB PORCH - COVERED	96899	15x12		180	26.36		4,745



Sketch Image

660079901



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,444	1.000	1,444
2	G	1		13	Attached Garage	441	1.000	441
3	M	PRCH		13	SLBC	72	1.000	72
4	M	PRCH		13	SLBC	180	1.000	180
<b>Total Building Area</b>						1,444		1,444