



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
<b>Account</b> 660082502 <b>Parcel ID</b> 000000-00-0-00696-006-0004 <b>Cadastral ID</b> 12-21-14-02381 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 323429 HUGHES, GREGORY SCOTT & ELIZABETH ANN  10918 N 189TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 10918 N 189TH E AVE <b>Subdivision</b> ROLLING MEADOWS <b>Lot/Block</b> 0004 / 0006 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 12 / 21 / 14 / 5 <b>Neighborhood</b> 1106 - R-V01,4-SW CLAREMORE <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\C\TOMS PC PICS\2018-05-10 05-10-2018\05-10-2018 05 5/10/2018</p>				
<b>Legal Description</b> Lat/Long: 36.31332523 -95.76407416									
LOT 4 BL 6 ROLLING MEADOWS					<b>Building Permits</b>				
					<b>Number</b>	<b>Description</b>	<b>Opened</b>	<b>Closed</b>	<b>Amount</b>
					10298	R7-NEW 2000 SQ FT POLE BARN (40x4	09/2006	12/2006	25,000
					9150	R5 FOR NEW SFR	02/2005	11/2005	150,000
<b>Exemptions</b>					<b>Sale History</b>				
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>
H	Homestead	Yes	1,000	1,000	2681/96	LIBBY, TONYA DAWN	12/12/2017	379,000	YES
H	Homestead	No	1,000		2327/874	CARTUS FINANCIAL CORP	05/02/2013	300,000	YES
					2327/872	SANTA MARIA, JAMES L &	07/06/2012	300,000	
					1758/724	HARGUS, LISA M	03/15/2006	253,000	YES
					1621/117	DAVIS, FRANKLIN D &	09/10/2004	35,000	YES
					1477/406	QUIMBY, DELMAR R &	05/08/2003	33,000	YES
<b>Parcel Valuation</b>									
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	108.538	<b>Current Tax</b>
Remove Cap	2018	<b>Land Value</b>	135,808	135,808	11%	14,939	<b>Assessed</b>	51,847	5,627.37
Year Frozen	0	<b>Improvements</b>	343,176	335,530		36,908	<b>Penalty</b>	0	
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-97.00
TIF Project ID	0	<b>Total Value</b>	478,984	471,338		51,847	<b>Total Taxable</b>	50,847	5,530.00
<b>Assessment History</b>									
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>
2025	2025-660082502	HUGHES, GREGORY SCOTT &			7	460,451	1000	49,336	5,365.00
2024	2024-660082502	HUGHES, GREGORY SCOTT &			7	478,160	1000	47,871	5,297.00
2023	2023-660082502	HUGHES, GREGORY SCOTT &			7	447,712	1000	46,448	5,031.00
2022	2022-660082502	HUGHES, GREGORY SCOTT &			7	444,639	1000	45,066	5,073.00
2021	2021-660082502	HUGHES, GREGORY SCOTT &			7	406,582	1000	43,724	4,869.00
2020	2020-660082502	HUGHES, GREGORY SCOTT &			7	401,149	1000	42,912	4,772.00
2019	2019-660082502	HUGHES, GREGORY SCOTT &			7	387,570	1000	41,633	4,634.00
2018	2018-660082502	HUGHES, GREGORY SCOTT &			7	381,759	1000	40,993	4,416.00
2017	2017-660082502	LIBBY, TONYA DAWN			7	317,857	1000	33,964	3,694.00
2016	2016-660082502	LIBBY, TONYA DAWN			7	310,623	0	34,169	3,705.00
2015	2015-660082502	LIBBY, TONYA DAWN			7	303,801	0	33,418	3,646.00
2014	2014-660082502	LIBBY, TONYA DAWN			7	300,880	0	33,097	3,641.00
2013	2013-660082502	LIBBY, TONYA DAWN			7	264,265	1000	26,377	2,862.00



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Lot Data	Square-Foot - NBHD 1106 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	4.8506	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	211,294.00 x .64 = 135,808	
Factor Value		
Adjustments	1.0000	
Lot Value	135,808	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,606 / 2,906
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,606
Fixture/RghIn	21 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2005 / 16



\\tsclient\C\TOMS PC PICS\2018-05-10 05-10-2018\05-10-2018 05 5/10/2018

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	355,065	122.18	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	86.79	Total Misc Impr	+	15,309			
Roofing Adj	+ 4.02	Garage Cost	+	13,584			
Subfloor Adj	+ -1.92	Total RCN	=	352,825			
Heat/Cool Adj	+ 12.64	Depreciation ( 17%)	-	59,980			
Plumbing Adj	+ 9.94	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	292,845			
Adj Base Cost	= 111.47	Lot Value	+	135,808			
Total Area	x 2,906	Indicated Value	=	428,653			
Adjusted Cost	= 323,932	Value Per SqFt		147.51			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	292,845		
Lot Value	135,808		
Indicated Value	428,653	147.51	Per SqFt
Agland Value			
Site Improvements	50,331		
Total Value	478,984	164.83	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	100066	22x5		110	26.58		2,924
PRCH	SLAB PORCH - COVERED	100067	192		192	26.33		5,055
PATO	SLAB PORCH - OPEN	100068	8x7		56	11.48		643
PRCH	SLAB PORCH - COVERED	100069	8x5		40	26.80		1,072



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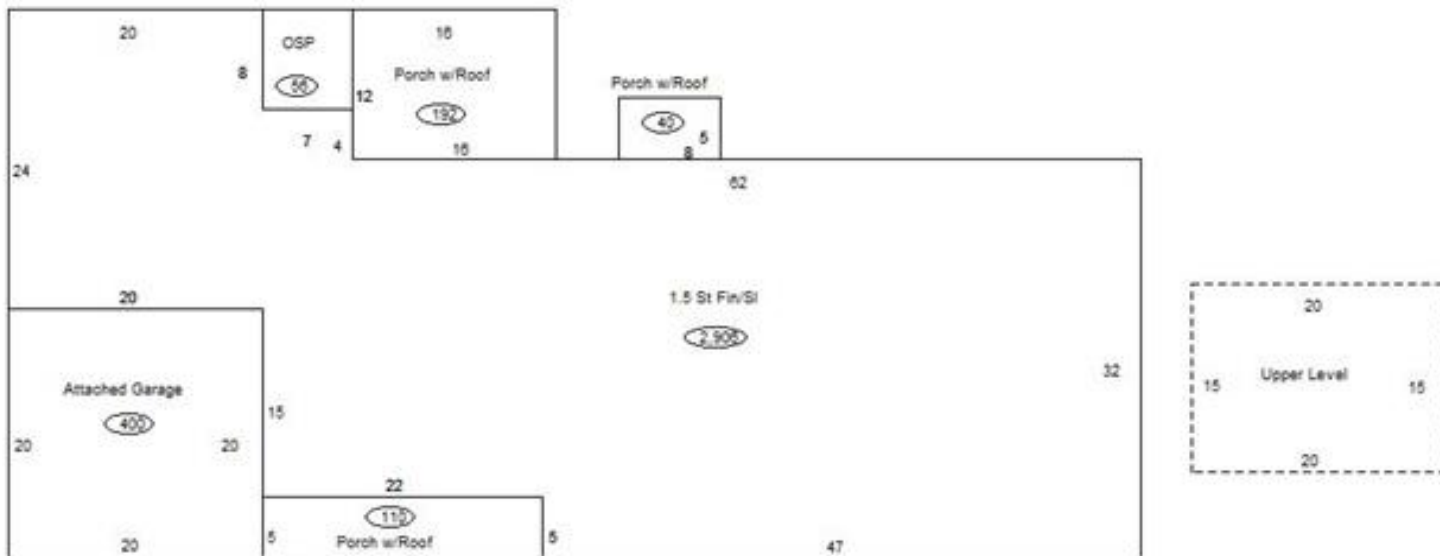
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	2,606	1.115	2,906
2	U	^UL	Overhang	13	Upper Level	300	1.000	300
3	G	1		13	Attached Garage	400	1.000	400
4	M	PRCH		13	SLBC	110	1.000	110
5	M	PRCH		13	SLBC	192	1.000	192
6	M	PATO		13	Open Slab	56	1.000	56
7	M	PRCH		13	SLBC	40	1.000	40
<b>Total Building Area</b>						2,606		2,906



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	40x50x0			2,000	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (25.76 x 2,000)	51,520		51,520	2,576	48,944
	LT	LEAN-TO	10x50x0			500	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (2.92 x 500)	1,460		1,460	73	1,387
	STF	STG FAIR	0x0x0				
	Qual		Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.68 x )					
	LF	LOAFING SHED	0x0x0				
	Qual		Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.26 x )					