



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 07:32:21  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660091462 <b>Parcel ID</b> 000000-00-0-00808-004-0010 <b>Cadastral ID</b> 36-21-14-01770 <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> 317456 CURTIS, MARK A & JENNIFER L  7145 N BLUEBIRD CT OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 07145 N BLUEBIRD CT <b>Subdivision</b> TANGLEWOOD AT STONE CANYON <b>Lot/Block</b> 0010 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 36 / 21 / 14 / 5 <b>Neighborhood</b> 1041 - R-V01,4-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.25502662 -95.76405275																																																																																																																									
<b>Legal Description</b> LOT 10 BLOCK 4 TANGLEWOOD AT STONE CANYON.					<b>Building Permits</b> <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>8746</td> <td>R13-NEW POOL</td> <td>07/2012</td> <td>07/2012</td> <td></td> </tr> <tr> <td>R2011 0823</td> <td>R13-NEW 4138 SQ FT SFR</td> <td>09/2011</td> <td>03/2012</td> <td>300,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	8746	R13-NEW POOL	07/2012	07/2012		R2011 0823	R13-NEW 4138 SQ FT SFR	09/2011	03/2012	300,000																																																																																																	
Number	Description	Opened	Closed	Amount																																																																																																																					
8746	R13-NEW POOL	07/2012	07/2012																																																																																																																						
R2011 0823	R13-NEW 4138 SQ FT SFR	09/2011	03/2012	300,000																																																																																																																					
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	H	Homestead	No	1,000		<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>2524/836</td> <td>KNIFECHIEF, SARAH &amp;</td> <td>01/15/2016</td> <td>660,000</td> <td>YES</td> </tr> <tr> <td>2410/350</td> <td>DAVIS, RICHARD L</td> <td>06/06/2014</td> <td>650,000</td> <td>YES</td> </tr> <tr> <td>2223/391</td> <td>SMALYGO PROPERTIES INC</td> <td>01/31/2012</td> <td>543,500</td> <td>YES</td> </tr> <tr> <td>2196/280</td> <td>REUBEN DAVIS DEVELOPMENT</td> <td>09/20/2011</td> <td>90,000</td> <td>YES</td> </tr> <tr> <td>1979/269</td> <td>C.A.B.O. DEVELOPMENT-COMPANY L</td> <td>09/10/2008</td> <td>79,000</td> <td></td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	2524/836	KNIFECHIEF, SARAH &	01/15/2016	660,000	YES	2410/350	DAVIS, RICHARD L	06/06/2014	650,000	YES	2223/391	SMALYGO PROPERTIES INC	01/31/2012	543,500	YES	2196/280	REUBEN DAVIS DEVELOPMENT	09/20/2011	90,000	YES	1979/269	C.A.B.O. DEVELOPMENT-COMPANY L	09/10/2008	79,000																																																																				
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
H	Homestead	No	1,000																																																																																																																						
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
2524/836	KNIFECHIEF, SARAH &	01/15/2016	660,000	YES																																																																																																																					
2410/350	DAVIS, RICHARD L	06/06/2014	650,000	YES																																																																																																																					
2223/391	SMALYGO PROPERTIES INC	01/31/2012	543,500	YES																																																																																																																					
2196/280	REUBEN DAVIS DEVELOPMENT	09/20/2011	90,000	YES																																																																																																																					
1979/269	C.A.B.O. DEVELOPMENT-COMPANY L	09/10/2008	79,000																																																																																																																						
<b>Parcel Valuation</b> <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>108.538</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2017</td> <td>Land Value 174,997</td> <td>174,997</td> <td>11%</td> <td>19,250</td> <td>Assessed</td> <td>83,264</td> <td>9,037.31</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 581,948</td> <td>581,948</td> <td></td> <td>64,014</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>1,000</td> <td>-97.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 756,945</td> <td>756,945</td> <td></td> <td>83,264</td> <td>Total Taxable</td> <td>82,264</td> <td>8,940.00</td> </tr> </tbody> </table>										Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax	Remove Cap	2017	Land Value 174,997	174,997	11%	19,250	Assessed	83,264	9,037.31	Year Frozen	0	Improvements 581,948	581,948		64,014	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-97.00	TIF Project ID	0	Total Value 756,945	756,945		83,264	Total Taxable	82,264	8,940.00																																																																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax																																																																																																																	
Remove Cap	2017	Land Value 174,997	174,997	11%	19,250	Assessed	83,264	9,037.31																																																																																																																	
Year Frozen	0	Improvements 581,948	581,948		64,014	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-97.00																																																																																																																	
TIF Project ID	0	Total Value 756,945	756,945		83,264	Total Taxable	82,264	8,940.00																																																																																																																	
<b>Assessment History</b> <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>742,760</td><td>1000</td><td>80,704</td><td>8,770.00</td></tr> <tr><td>2024</td><td>2024-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>755,186</td><td>1000</td><td>81,389</td><td>8,996.00</td></tr> <tr><td>2023</td><td>2023-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>727,174</td><td>1000</td><td>78,989</td><td>8,544.00</td></tr> <tr><td>2022</td><td>2022-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>717,581</td><td>1000</td><td>76,873</td><td>8,643.00</td></tr> <tr><td>2021</td><td>2021-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>687,322</td><td>1000</td><td>74,605</td><td>8,297.00</td></tr> <tr><td>2020</td><td>2020-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>682,011</td><td>1000</td><td>72,435</td><td>8,046.00</td></tr> <tr><td>2019</td><td>2019-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>648,149</td><td>1000</td><td>70,296</td><td>7,814.00</td></tr> <tr><td>2018</td><td>2018-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>666,342</td><td>1000</td><td>72,297</td><td>7,776.00</td></tr> <tr><td>2017</td><td>2017-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>660,243</td><td>1000</td><td>71,626</td><td>7,774.00</td></tr> <tr><td>2016</td><td>2016-660091462</td><td>CURTIS, MARK A &amp; JENNIFER L</td><td>7</td><td>672,714</td><td>1000</td><td>72,808</td><td>7,909.00</td></tr> <tr><td>2015</td><td>2015-660091462</td><td>KNIFECHIEF, SARAH &amp;</td><td>7</td><td>651,437</td><td>1000</td><td>70,658</td><td>7,723.00</td></tr> <tr><td>2014</td><td>2014-660091462</td><td>KNIFECHIEF, SARAH &amp;</td><td>7</td><td>581,101</td><td>0</td><td>62,714</td><td>6,899.00</td></tr> <tr><td>2013</td><td>2013-660091462</td><td>DAVIS, RICHARD L</td><td>7</td><td>542,981</td><td>0</td><td>59,728</td><td>6,448.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660091462	CURTIS, MARK A & JENNIFER L	7	742,760	1000	80,704	8,770.00	2024	2024-660091462	CURTIS, MARK A & JENNIFER L	7	755,186	1000	81,389	8,996.00	2023	2023-660091462	CURTIS, MARK A & JENNIFER L	7	727,174	1000	78,989	8,544.00	2022	2022-660091462	CURTIS, MARK A & JENNIFER L	7	717,581	1000	76,873	8,643.00	2021	2021-660091462	CURTIS, MARK A & JENNIFER L	7	687,322	1000	74,605	8,297.00	2020	2020-660091462	CURTIS, MARK A & JENNIFER L	7	682,011	1000	72,435	8,046.00	2019	2019-660091462	CURTIS, MARK A & JENNIFER L	7	648,149	1000	70,296	7,814.00	2018	2018-660091462	CURTIS, MARK A & JENNIFER L	7	666,342	1000	72,297	7,776.00	2017	2017-660091462	CURTIS, MARK A & JENNIFER L	7	660,243	1000	71,626	7,774.00	2016	2016-660091462	CURTIS, MARK A & JENNIFER L	7	672,714	1000	72,808	7,909.00	2015	2015-660091462	KNIFECHIEF, SARAH &	7	651,437	1000	70,658	7,723.00	2014	2014-660091462	KNIFECHIEF, SARAH &	7	581,101	0	62,714	6,899.00	2013	2013-660091462	DAVIS, RICHARD L	7	542,981	0	59,728	6,448.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660091462	CURTIS, MARK A & JENNIFER L	7	742,760	1000	80,704	8,770.00																																																																																																																		
2024	2024-660091462	CURTIS, MARK A & JENNIFER L	7	755,186	1000	81,389	8,996.00																																																																																																																		
2023	2023-660091462	CURTIS, MARK A & JENNIFER L	7	727,174	1000	78,989	8,544.00																																																																																																																		
2022	2022-660091462	CURTIS, MARK A & JENNIFER L	7	717,581	1000	76,873	8,643.00																																																																																																																		
2021	2021-660091462	CURTIS, MARK A & JENNIFER L	7	687,322	1000	74,605	8,297.00																																																																																																																		
2020	2020-660091462	CURTIS, MARK A & JENNIFER L	7	682,011	1000	72,435	8,046.00																																																																																																																		
2019	2019-660091462	CURTIS, MARK A & JENNIFER L	7	648,149	1000	70,296	7,814.00																																																																																																																		
2018	2018-660091462	CURTIS, MARK A & JENNIFER L	7	666,342	1000	72,297	7,776.00																																																																																																																		
2017	2017-660091462	CURTIS, MARK A & JENNIFER L	7	660,243	1000	71,626	7,774.00																																																																																																																		
2016	2016-660091462	CURTIS, MARK A & JENNIFER L	7	672,714	1000	72,808	7,909.00																																																																																																																		
2015	2015-660091462	KNIFECHIEF, SARAH &	7	651,437	1000	70,658	7,723.00																																																																																																																		
2014	2014-660091462	KNIFECHIEF, SARAH &	7	581,101	0	62,714	6,899.00																																																																																																																		
2013	2013-660091462	DAVIS, RICHARD L	7	542,981	0	59,728	6,448.00																																																																																																																		



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 07:32:21  
Page 2

Lot Data	Square-Foot - NBHD 1041 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.8817	
Topography		
Street Access		
Utilities		
Amenities	LOT TYPE 0	
	GATED 0	
Method	Square-Foot	
Base Lot Value	38,405.00 x 4.35 = 167,062	
Factor Value		
Adjustments	1.0475	
Lot Value	174,997	

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	4.5 - Good
Architecture	R1 Res Nbhd 1
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,657 / 4,211
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,657
Fixture/RghIn	19 /
Bed/F/H Bath	5 / 4.5 /
Basement Area	
Garage Type	1,114 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2012 / 11

Cost Approach				Manual : 01/2025			
Base Cost	103.02	Total Misc Impr	+	29,931			
Roofing Adj	+ 3.88	Garage Cost	+	53,929			
Subfloor Adj	+ -2.85	Total RCN	=	631,290			
Heat/Cool Adj	+ 17.38	Depreciation ( 11%)	-	69,442			
Plumbing Adj	+ 8.57	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	561,848			
Adj Base Cost	= 130.00	Lot Value	+	174,997			
Total Area	x 4,211	Indicated Value	=	736,845			
Adjusted Cost	= 547,430	Value Per SqFt		174.98			

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	726,154	172.44	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	923,830		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	561,848		
Lot Value	174,997		
Indicated Value	736,845	174.98	Per SqFt
Agland Value			
Site Improvements	20,100		
Total Value	756,945	179.75	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	7,721.18		7,721
PRCH	SLAB PORCH - COVERED	114973		589	589	34.24		20,167
PRCH	SLAB PORCH - COVERED	114974		56	56	36.48		2,043



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

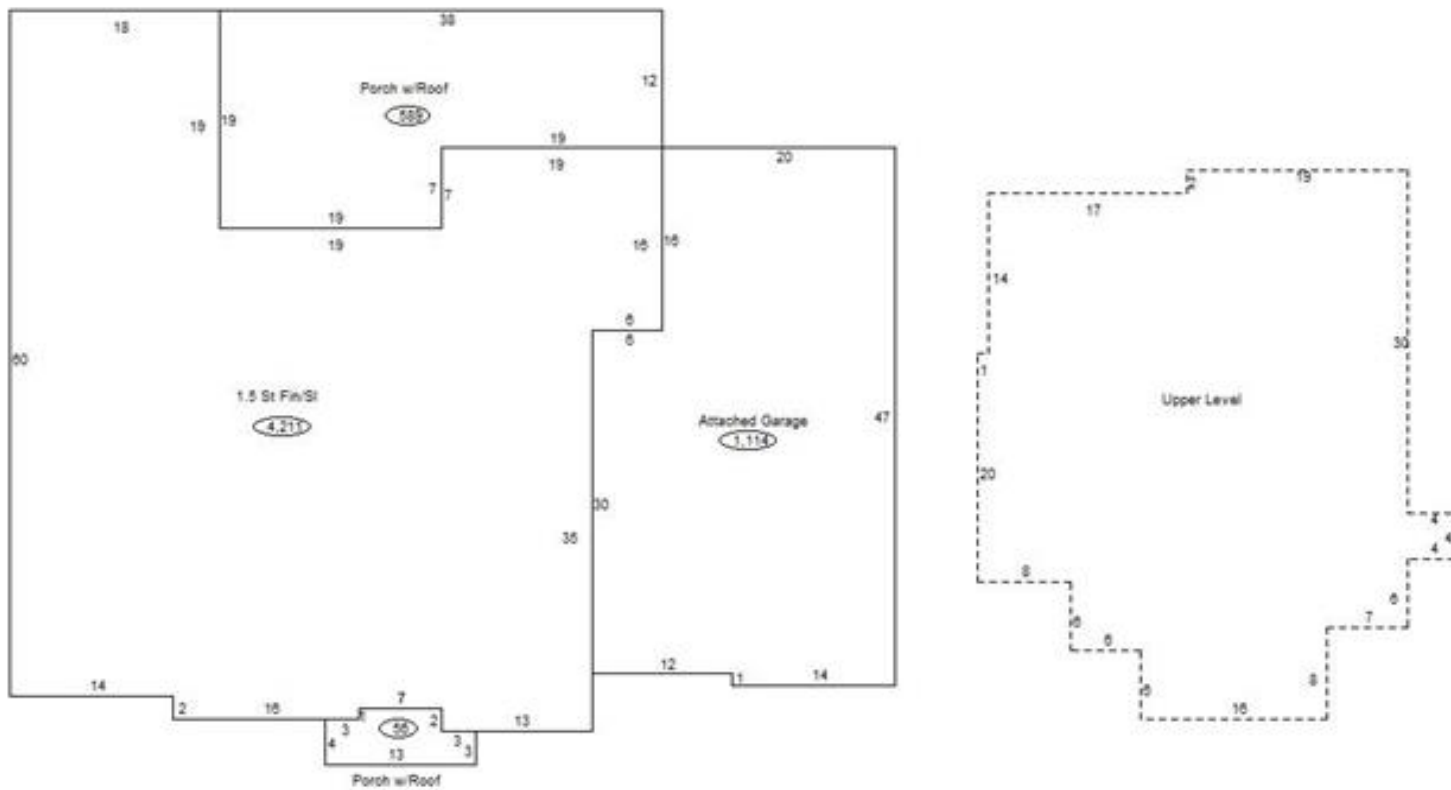
Date 04/18/2026

Time 07:32:21

Page 3

### Sketch Image

660091462



### 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	2,657	1.585	4,211
2	U	^UL		13	Upper Level	1,554	1.000	1,554
3	M	PRCH		13	SLBC	589	1.000	589
4	M	PRCH		13	SLBC	56	1.000	56
5	G	1		13	Attached Garage	1,114	1.000	1,114
<b>Total Building Area</b>						2,657		4,211



# Rogers


## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 07:32:21  
Page 4

660091462

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	5	Cond 5	Year	Eff Age	6
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (33% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (30,000.00 x 1)	30,000	30,000	9,900	20,100