



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 06:40:42  
 Page 1

Assessment Data					Primary Image														
<b>Account</b> 660092728 <b>Parcel ID</b> 000000-00-0-00065-001-0011 <b>Cadastral ID</b> 01-20-14-00300 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 304288 THORNTON, RICHARD L TRUST  17900 ANTHEM RIDGE RD OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17900 E ANTHEM RIDGE RD <b>Subdivision</b> BLUFFS AT STONE CANYON (THE) <b>Lot/Block</b> 0011 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 14 / 5 <b>Neighborhood</b> 1218 - R-V01-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-23\IMG_000 7/26/2021</p>														
<b>Legal Description</b> Lat/Long: 36.23850217 -95.77728111																			
LOT 11 BLOCK 1 THE BLUFFS 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>R19</td> <td>R21- POSS SOMETHING NEW</td> <td>04/2019</td> <td>10/2020</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R19	R21- POSS SOMETHING NEW	04/2019	10/2020	
Number	Description	Opened	Closed	Amount															
R19	R21- POSS SOMETHING NEW	04/2019	10/2020																
<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	2126/734	C.A.B.O. DEVELOPMENT-COMPANY L	09/13/2010	320,000	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>	97.960	<b>Current Tax</b>										
Remove Cap	2011	<b>Land Value</b>	296,233	296,233	11%	32,586	<b>Assessed</b>	160,266	15,699.66										
Year Frozen	0	<b>Improvements</b>	1,285,407	1,160,726		127,680	<b>Penalty</b>	0											
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-98.00										
TIF Project ID	0	<b>Total Value</b>	1,581,640	1,456,959		160,266	<b>Total Taxable</b>	159,266	15,602.00										
<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	2025-660092728	THORNTON, RICHARD L TRUST			3	1,478,102	1000	154,598	15,144.00										
2024	2024-660092728	THORNTON, RICHARD L TRUST			3	1,373,325	1000	150,066	14,417.00										
2023	2023-660092728	THORNTON, RICHARD L TRUST			3	1,361,796	0	149,798	14,038.00										
2022	2022-660092728	THORNTON, RICHARD L TRUST			3	1,339,929	0	147,392	14,440.00										
2021	2021-660092728	THORNTON, RICHARD L TRUST			3	1,401,517	0	154,167	14,914.00										
2020	2020-660092728	THORNTON, RICHARD L TRUST			3	309,998	0	34,100	3,294.00										
2019	2019-660092728	THORNTON, RICHARD L TRUST			3	309,998	0	34,100	3,296.00										
2018	2018-660092728	THORNTON, RICHARD L TRUST			3	309,998	0	34,100	3,174.00										
2017	2017-660092728	THORNTON, RICHARD L TRUST			3	309,998	0	34,100	3,207.00										
2016	2016-660092728	THORNTON, RICHARD L TRUST			3	309,998	0	34,100	3,211.00										
2015	2015-660092728	THORNTON, RICHARD L TRUST			3	320,000	0	35,200	3,338.00										
2014	2014-660092728	THORNTON, RICHARD L TRUST			3	320,000	0	35,200	3,369.00										
2013	2013-660092728	THORNTON, RICHARD L TRUST			3	320,000	0	35,200	3,298.00										



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 06:40:43  
 Page 2

Lot Data		Square-Foot - NBHD 1918 #1	
Lot Size			
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.9715		
Topography			
Street Access			
Utilities			
Amenities	GATE/BLUFFS	0	
		0	
Method	Square-Foot		
Base Lot Value	42,319.00 x 7.00 = 296,233		
Factor Value			
Adjustments	1.0000		
Lot Value	296,233		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-23\IMG\_000' 7/26/2021

Residential Data	
Type	1 Single Family Residence
Condition	6 - Excellent
Quality	6.5 - Excellent
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	70% Veneer, Masonry 30% Veneer, Stone
Base/Total Area	4,251 / 5,754
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	4,251
Fixture/RghIn	22 /
Bed/F/H Bath	4 / 4.0 / 2.0
Basement Area	
Garage Type	1,687 Attached Garage - Finished
Remodel	
Year/Eff Age	2020 / 3

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	1,177,434	204.63	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	1,502,540 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	139.00	Total Misc Impr	+ 96,625
Roofing Adj	+ 5.64	Garage Cost	+ 223,156
Subfloor Adj	+ -9.41	Total RCN	= 1,284,727
Heat/Cool Adj	+ 22.94	Depreciation ( 2%)	- 25,695
Plumbing Adj	+ 9.53	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 1,259,032
Adj Base Cost	= 167.70	Lot Value	+ 296,233
Total Area	x 5,754	Indicated Value	= 1,555,265
Adjusted Cost	= 964,946	Value Per SqFt	270.29

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	1,259,032		
Lot Value	296,233		
Indicated Value	1,555,265	270.29	Per SqFt
Agland Value			
Site Improvements	26,375		
Total Value	1,581,640	274.88	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1	2020	1	0.00	
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2		2	9,658.49	19,317
PRCH	SLAB PORCH - COVERED	147876	25x24			600	43.80	26,280
PRCH	SLAB PORCH - COVERED	147877	10x5			50	46.89	2,345
PATO	SLAB PORCH - OPEN	147878	15x11			165	17.08	2,818
PRCH	SLAB PORCH - COVERED	147879	12x4			48	46.91	2,252
PATO	SLAB PORCH - OPEN	147880	7x5			35	18.02	631
PATO	SLAB PORCH - OPEN	147881	6x5			30	18.02	541
PRCH	SLAB PORCH - COVERED	147884	281			281	45.12	12,679
PATO	SLAB PORCH - OPEN	147885	270			270	14.71	3,972
PRCH	SLAB PORCH - COVERED	147886	588			588	43.86	25,790



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

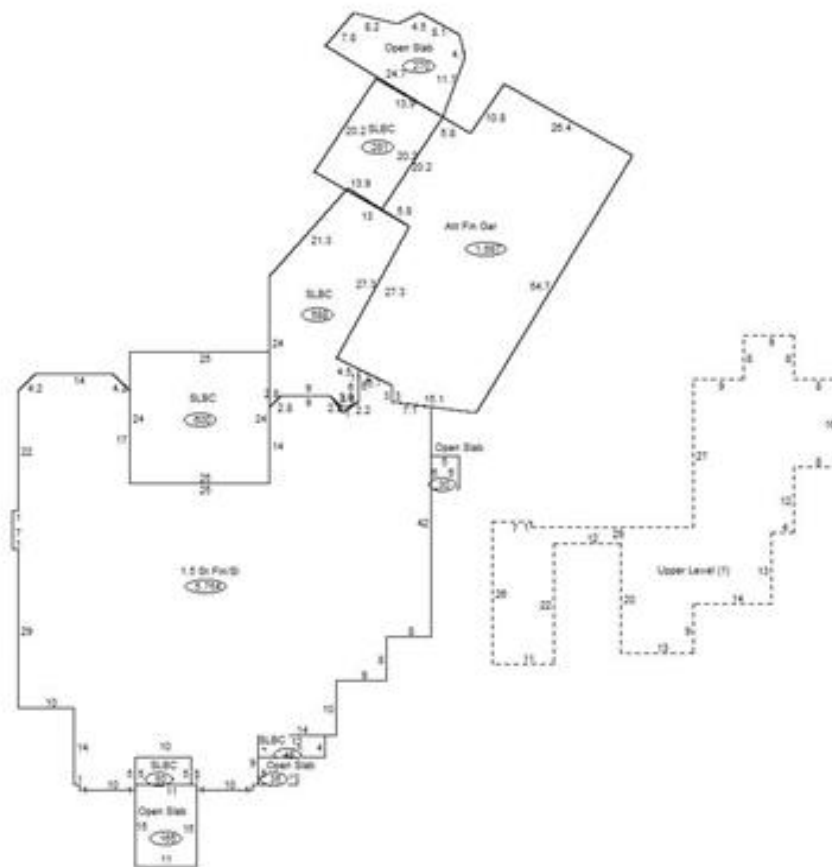
Date 04/18/2026

Time 06:40:43

Page 3

### Sketch Image

660092728



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5 St Fin/SI	4,251	1.354	5,754
2	U	^UL		20	Upper Level (1)	1,503	1.000	1,503
3	G	5		20	Att Fin Gar	1,687	1.000	1,687
4	M	PRCH		20	SLBC	600	1.000	600
5	M	PRCH		20	SLBC	50	1.000	50
6	M	PATO		20	Open Slab	165	1.000	165
7	M	PRCH		20	SLBC	48	1.000	48
8	M	PATO		20	Open Slab	35	1.000	35
9	M	PATO		20	Open Slab	30	1.000	30
10	M	PRCH		20	SLBC	281	1.000	281
11	M	PATO		20	Open Slab	270	1.000	270
12	M	PRCH		20	SLBC	588	1.000	588
<b>Total Building Area</b>						<b>4,251</b>		<b>5,754</b>



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 06:40:43  
 Page 4

660092728

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground	35x14x0	Concrete		490
	Qual 5	Cond 5	Year 2020	Eff Age 3		

Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
Base Cost (61.01 x 490)	29,895		29,895	4,484	25,411

ODRK	ODRK		0x0x0		1
Qual 4	Cond 4	Year 0	Eff Age 1216		

Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4,820.00 x 1)	4,820		4,820	3,856	964