



# 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> 660094034 <b>Parcel ID</b> 22N14E-27-4-00000-000-0000 <b>Cadastral ID</b> 27-22-14-03110 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 27 - COLLINSVILLE/COLL FIRE <b>Name ID</b> 337995 MIA VILLA LLC  22571 COUNTY RD 49 LA SALLE CO 80645-0000  <b>Parcel Location</b> <b>Situs</b> 13838 N 155TH E AVE <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 2.5 - Acres <b>Sec/Twn/Rng</b> 27 / 22 / 14 / 4 <b>Neighborhood</b> 4010 - 22-14 <b>School District</b> S026 - COLLINSVILLE SCHOOLS									
<b>Legal Description</b> N2 S2 SW NW SE. <b>Lat/Long:</b> 36.35531517 -95.80215385									
					Building Permits				
					Number	Description	Opened	Closed	Amount
					R20	R23- GUT AND FULL REMODEL	04/2019	02/2023	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	DAVIS, JOHN RICHARD III	04/07/2022	180,000	YES
					/	DAVIS, GAIL JOAN	10/28/2019	0	4
					2690/931	COLLINS, JOHN CHRISTIAN	01/24/2018	99,000	YES
					2221/521	FULLERTON, LINDA B	01/19/2012	0	16
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	102.120	Current Tax	
Remove Cap	2023	Land Value	88,423	81,081	11%	8,919	Assessed	30,386	3,103.02
Year Frozen	0	Improvements	195,155	195,155		21,467	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	283,578	276,236		30,386	Total Taxable	30,386	3,103.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660094034	MIA VILLA LLC	27	286,713	0	28,940	2,955.00		
2024	2024-660094034	MIA VILLA LLC	27	290,228	0	27,561	2,762.00		
2023	2023-660094034	MIA VILLA LLC	27	180,000	0	19,801	1,947.00		
2022	2022-660094034	MIA VILLA LLC	27	53,723	0	5,910	577.00		
2021	2021-660094034	DAVIS, GAIL JOAN	27	60,163	0	6,618	657.00		
2020	2020-660094034	DAVIS, GAIL JOAN	27	74,467	0	7,835	779.00		
2019	2019-660094034	DAVIS, GAIL JOAN	27	67,839	0	7,463	734.00		
2018	2018-660094034	DAVIS, GAIL JOAN	27	123,966	0	13,637	1,356.00		
2017	2017-660094034	COLLINS, JOHN CHRISTIAN	27	122,881	0	13,235	1,295.00		
2016	2016-660094034	COLLINS, JOHN CHRISTIAN	27	114,590	0	12,605	1,203.00		
2015	2015-660094034	COLLINS, JOHN CHRISTIAN	27	112,594	0	12,385	1,196.00		
2014	2014-660094034	COLLINS, JOHN CHRISTIAN	27	116,573	0	12,622	1,182.00		
2013	2013-660094034	COLLINS, JOHN CHRISTIAN	27	113,114	0	12,021	1,123.00		



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Lot Data	Square-Foot - NBHD 4010 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 2.5 <b>Non-Ag Acres</b> 2.433 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 105,983.00 x .83 = 88,423 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 88,423		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Frame, Siding, Wood
<b>Base/Total Area</b>	2,336 / 2,336
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	0
<b>Fixture/RghIn</b>	8 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	516 Attached Garage - Finished
<b>Remodel</b>	RMA -
<b>Year/Eff Age</b>	1950 / 32

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression	
<b>MRA Code</b>	1 Test
<b>Adusted R</b>	0.8445
<b>Indicated Value</b>	232,295 99.44 Per SqFt

Direct Comparables	
<b>Selection Model</b>	1 Res
<b>Adjustment Model</b>	A2 AO Test
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025	
<b>Base Cost</b>	96.17	<b>Total Misc Impr</b>	+	7,797	
<b>Roofing Adj</b>	+ 4.55	<b>Garage Cost</b>	+	20,475	
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	=	304,574	
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 40%)</b>	-	121,830	
<b>Plumbing Adj</b>	+ 4.92	<b>Lump Sums</b>	+	0	
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	182,744	
<b>Adj Base Cost</b>	= 118.28	<b>Lot Value</b>	+	88,423	
<b>Total Area</b>	x 2,336	<b>Indicated Value</b>	=	271,167	
<b>Adjusted Cost</b>	= 276,302	<b>Value Per SqFt</b>		116.08	

Value Reconciliation	
<b>Selected Approach</b>	Cost Approach
<b>Improvements</b>	182,744
<b>Lot Value</b>	88,423
<b>Indicated Value</b>	271,167 116.08 Per SqFt
<b>Agland Value</b>	
<b>Site Improvements</b>	12,411
<b>Total Value</b>	283,578 121.39 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	112753	30x10		300	25.99	7,797



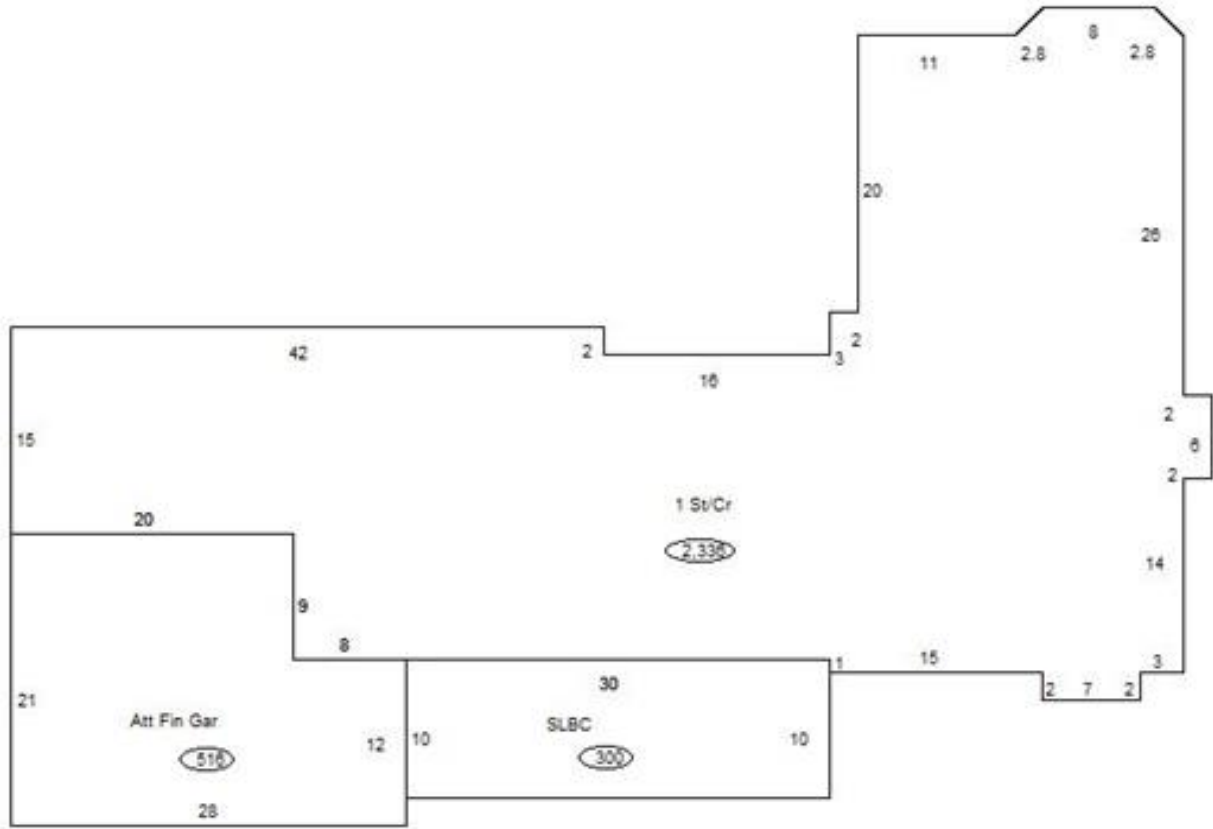
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	2,336	1.000	2,336
2	G	5		13	Att Fin Gar	516	1.000	516
3	M	PRCH		13	SLBC	300	1.000	300
<b>Total Building Area</b>						<b>2,336</b>		<b>2,336</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground	18x40x0	Concrete		720
	Qual 3	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (65% Phys/ % Func)	RCNLD
Base Cost (49.25 x 720) 35,460		35,460	23,049	12,411