



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660094040													
Parcel ID	21N17E-36-1-00000-000-0000													
Cadastral ID	36-21-17-00310													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	3											
Tax Area	95 - MAYES/TRI-DISTRICT FIRE													
Name ID	326323													
138.1 LLC														
16090 E 77TH ST N OWASSO OK 74055-														
<b>Parcel Location</b>														
Situs	E 520 RD													
Subdivision														
Lot/Block	/	Parcel Size	138.18 - Acres											
Sec/Twn/Rng	36 / 21 / 17 / 1													
Neighborhood	2117 - UNPLATTED													
School District	S032 - MAYES SCHOOLS													
<b>Legal Description</b> Lat/Long: 36.26039882 -95.43948912														
COMM NW/C NE SEC 36; N89-54-18E ALG N/L 139' TO POB; CONT N89 54-18 E 2511.84' TO NE/C SEC 36; S00-02-25W ALG E/L 2638.08' TO SE/C NE; S00-02-07E 659.52' NE/C OF SE NE SE SEC 36; S89-55-23W ALG N/L SE NE SE 544.75'; DUE N 1149.76'; S89-54-18W 1961.82'; N00 04-48W														
<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></td><td></td><td></td><td></td><td></td></tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
<b>Exemptions</b>														
<b>Sale History</b>														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					/	NADJA ALENA SEABOLT FAMILY LLC	11/16/2018		5					
					2213/752	EATON RANCH LLC	09/16/2011		0 YES					
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.300	Current Tax						
Remove Cap	0	Land Value	20,483	20,483	11%	2,253	Assessed	2,253	219.22					
Year Frozen	0	Improvements	0	0	0	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	20,483	20,483	2,253	Total Taxable	2,253	219.00						
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660094040	138.1 LLC	95	28,432	0	3,128	304.00							
2024	2024-660094040	138.1 LLC	95	28,432	0	3,128	324.00							
2023	2023-660094040	138.1 LLC	95	28,432	0	3,128	330.00							
2022	2022-660094040	138.1 LLC	95	28,432	0	3,128	324.00							
2021	2021-660094040	138.1 LLC	95	28,432	0	3,128	337.00							
2020	2020-660094040	138.1 LLC	95	28,432	0	3,128	313.00							
2019	2019-660094040	138.1 LLC	95	28,432	0	3,128	309.00							
2018	2018-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	37,187	0	4,091	398.00							
2017	2017-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	37,085	0	4,080	403.00							
2016	2016-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	36,827	0	4,035	401.00							
2015	2015-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	36,686	0	3,918	396.00							
2014	2014-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	36,579	0	3,804	377.00							
2013	2013-660094040	SEABOLT FAMILY LLC, NADJA ALENA	95	37,921	0	3,693	316.00							



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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value				660094040_001.JPG 12/15/2025				
Adjustments				<b>GRM Approach</b>				
Lot Value				GRM Code Gross Rent 0.00 Indicated Value				
<b>Residential Data</b>				<b>Multiple Regression</b>				
Type	1 Single Family Residence			MRA Code				
Condition	1 - Low			Adusted R				
Quality	1.5 - Low			Indicated Value				
Architecture	BNV Building No Value			<b>Direct Comparables</b>				
Style	100% One Story			Selection Model 1 Res				
Exterior Wall	100% Frame, Siding, Wood			Adjustment Model A2 AO Test				
Base/Total Area	832 / 832			Comparables				
Style	100% One Story			Indicated Value				
HVAC				<b>Value Reconciliation</b>				
Roof Cover	1 Composition Shingle			Selected Approach Cost Approach				
Area on Slab	0			Improvements				
Fixture/RghIn	4 /			Lot Value				
Bed/F/H Bath	2 / 1.0 /			Indicated Value 0.00 Per SqFt				
Basement Area				Agland Value 20,483				
Garage Type	275 Attached Garage - Unfinished			Site Improvements				
Remodel				Total Value 20,483 24.62 Total Value Per SqFt				
Year/Eff Age	1950 / 106							
<b>Cost Approach</b>				<b>Manual : 01/2025</b>				
Base Cost	95.27	Total Misc Impr	+ 0					
Roofing Adj	+ 4.38	Garage Cost	+ 7,318					
Subfloor Adj	+ 2.62	Total RCN	= 97,216					
Heat/Cool Adj	+ 0.00	Depreciation ( 100%)	- 97,216					
Plumbing Adj	+ 5.78	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 108.05	Lot Value	+ 0.00					
Total Area	x 832	Indicated Value	=					
Adjusted Cost	= 89,898	Value Per SqFt	0.00					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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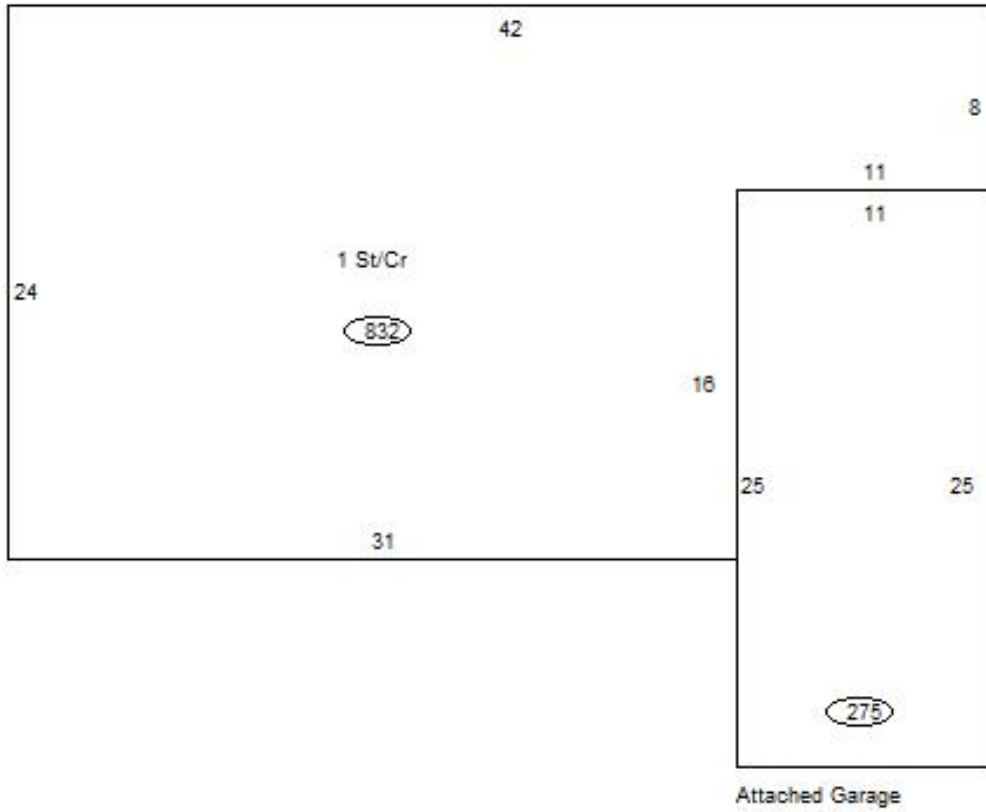
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### Sketch Image

660094040



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	832	1.000	832
2	G	1		10	Attached Garage	275	1.000	275
<b>Total Building Area</b>						832		832



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			6.392	54	54	345	345
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			3.623	192	192	696	696
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			20.880	168	168	3,508	3,508
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			3.307	192	192	635	635
DNC	DENNIS SILT LOAM 3-5% SLO	NTV PST	69			7.949	166	166	1,316	1,316
PAA	PARSONS SILT LOAM 0-1% SL	IMP PST	76			.059	213	213	13	13
TAA	TALOKA SILT LOAM 0-1% SLO	IMP PST	84			27.940	235	235	6,571	6,571
VD	VERDIGRIS SILT LOAM	TMBR	95			19.016	171	171	3,252	3,252
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			49.013	85	85	4,147	4,147
<b>TMBR Totals</b>						138.180			20,483	20,483
<b>Total Agland</b>						138.180			20,483	20,483