



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 660095802 Parcel ID 000000-00-0-00067-004-0001 Cadastral ID 01-20-14-01150 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 310716 PFEIFFER, ROGER K & KRISTEN 17789 E REDHAWK RD OWASSO OK 74055-2653 Parcel Location Situs 17789 E REDHAWK RD Subdivision BLUFFS AT STONE CANYON PHASE II (THE) Lot/Block 0001 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1218 - R-V01-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-26\IMG_009 7/27/2021</p>				
Legal Description Lat/Long: 36.24137059 -95.77831892									
BLUFFS II AT STONE CANYON BLOCK 4 LOT 1					Building Permits				
					Number	Description	Opened	Closed	Amount
					R2013 10 9	R15-NEW 4488 SQ FT SFR	10/2013	06/2014	720,000
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	2358/141	C.A.B.O. DEVELOPMENT COMPANY LI	09/23/2013	165,000	15
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax
Remove Cap	2014	Land Value	242,886	242,886	11%	26,717	Assessed	118,732	11,630.99
Year Frozen	0	Improvements	970,586	836,497		92,015	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-98.00
TIF Project ID	0	Total Value	1,213,472	1,079,383		118,732	Total Taxable	117,732	11,533.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,126,228	1000	114,273	11,194.00
2024	2024-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,017,423	1000	110,916	10,656.00
2023	2023-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,094,586	1000	119,405	11,189.00
2022	2022-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,066,566	1000	116,322	11,396.00
2021	2021-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,081,207	1000	117,933	11,409.00
2020	2020-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,073,112	1000	114,824	11,092.00
2019	2019-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,022,273	1000	111,450	10,774.00
2018	2018-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,047,575	1000	111,013	10,333.00
2017	2017-660095802	PFEIFFER, ROGER K & KRISTEN			3	1,018,867	1000	107,751	10,135.00
2016	2016-660095802	PFEIFFER, ROGER K & KRISTEN			3	992,386	1000	104,583	9,846.00
2015	2015-660095802	PFEIFFER, ROGER K & KRISTEN			3	931,891	1000	101,508	9,626.00
2014	2014-660095802	PFEIFFER, ROGER K & KRISTEN			3	165,000	0	18,150	1,737.00



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Lot Data		Square-Foot - NBHD 1918 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.7966		
Topography			
Street Access			
Utilities			
Amenities	GATE/BLUFFS		0
			0
Method	Square-Foot		
Base Lot Value	34,698.00 x 7.00 = 242,886		
Factor Value			
Adjustments	1.0000		
Lot Value	242,886		



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Residential Data	
Type	1 Single Family Residence
Condition	6 - Excellent
Quality	6 - Excellent
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Veneer, Stone
Base/Total Area	3,056 / 4,923
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,056
Fixture/RghIn	22 /
Bed/F/H Bath	4 / 5.0 /
Basement Area	
Garage Type	1,755 Attached Garage - Finished
Remodel	
Year/Eff Age	2014 / 5

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	978,328	198.73	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	1,298,620		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	117.22	Total Misc Impr	+ 56,742
Roofing Adj	+ 4.66	Garage Cost	+ 177,588
Subfloor Adj	+ -5.42	Total RCN	= 966,675
Heat/Cool Adj	+ 21.74	Depreciation (3%)	- 29,000
Plumbing Adj	+ 10.56	Lump Sums	+ 5,706
Basement Adj	+ 0.00	RCNLD	= 943,381
Adj Base Cost	= 148.76	Lot Value	+ 242,886
Total Area	x 4,923	Indicated Value	= 1,186,267
Adjusted Cost	= 732,345	Value Per SqFt	240.96

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	943,381		
Lot Value	242,886		
Indicated Value	1,186,267	240.96	Per SqFt
Agland Value			
Site Improvements	27,205		
Total Value	1,213,472	246.49	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		4	4	9,658.49		38,634
PRCH	SLAB PORCH - COVERED	121950	102		102	46.56		4,749
PRCH	SLAB PORCH - COVERED	121952	109		109	46.51		5,070
SEP	Screen Enclosed Porch	121953	30x11		330	17.29		5,706
PRCH	SLAB PORCH - COVERED	121954	30x6		180	46.05		8,289



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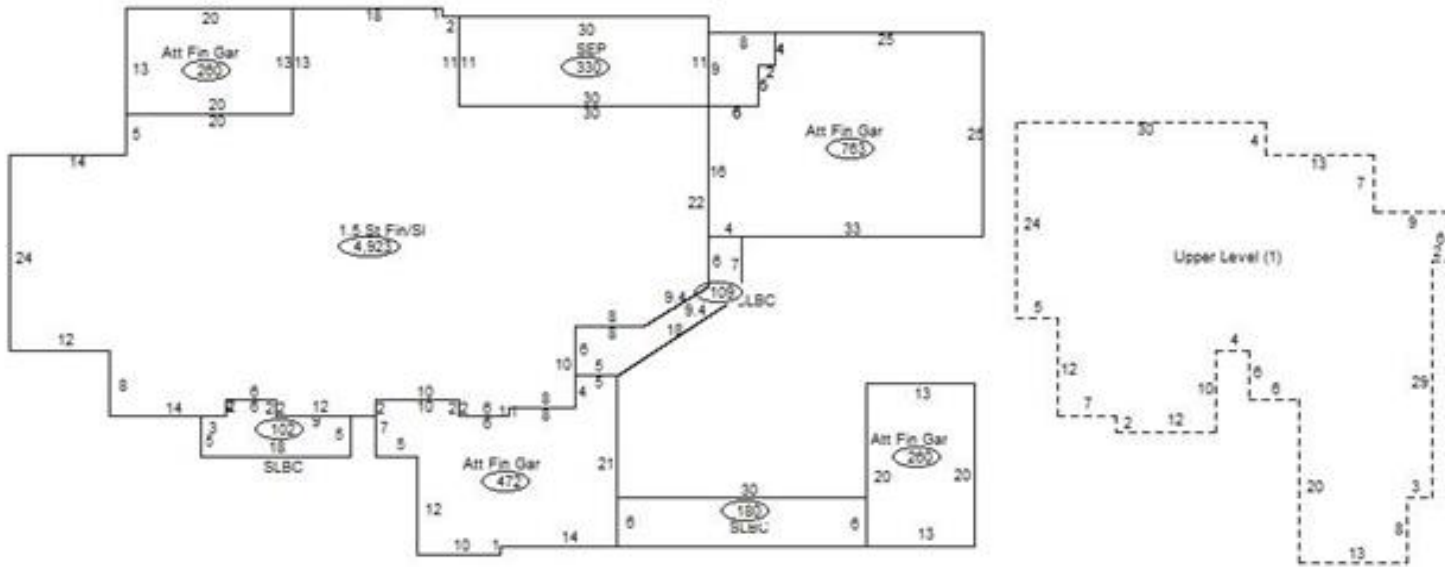
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5 St Fin/SI	3,056	1.611	4,923
2	U	^UL		20	Upper Level (1)	1,867	1.000	1,867
3	G	5		20	Att Fin Gar	763	1.000	763
4	G	5		20	Att Fin Gar	260	1.000	260
5	M	PRCH		20	SLBC	102	1.000	102
6	G	5		20	Att Fin Gar	472	1.000	472
7	M	PRCH		20	SLBC	109	1.000	109
8	M	SEP		20	SEP	330	1.000	330
9	M	PRCH		20	SLBC	180	1.000	180
10	G	5		20	Att Fin Gar	260	1.000	260
Total Building Area						3,056		4,923



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	SPLG	Swimming Pool - In Ground	20x32x0	Concrete		640		
	Qual	5	Cond	5	Year	2014	Eff Age	5
				0				
				0				
	Valuation Summary		Modifier Total		RCN	Depr (27% Phys/ % Func)	RCNLD	
Base Cost (58.23 x 640)		37,267		37,267	10,062	27,205		