



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:36:52
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Assessment Data					Primary Image																													
Account	660095851																																	
Parcel ID	000000-00-0-00457-003-0003																																	
Cadastral ID	10-21-14-06060																																	
Property Type	REAL - Real Property																																	
Property Class	URP	VI Area	4																															
Tax Area	40 - OWASSO CITY																																	
Name ID	293363																																	
LEGACY SALES & LEASING LLC																																		
12150 E 96TH ST N STE 200 OWASSO OK 74055-0000																																		
Parcel Location																																		
Situs	11109 N 145TH E PL																																	
Subdivision	LAKE VALLEY V PHASE I																																	
Lot/Block	0003 / 0003	Parcel Size	1 - Lots																															
Sec/Twn/Rng	10 / 21 / 14 / 5																																	
Neighborhood	1059 - R-V04-SW OWASSO																																	
School District	S021 - OWASSO SCHOOLS																																	
Legal Description Lat/Long: 36.31564177 -95.81115162																																		
LAKE VALLEY V - PHASE 1 BLOCK 3 LOT 3																																		
Building Permits																																		
<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>16-0307-X</td> <td>R18-NEW 2023 SQ FT SFR</td> <td>04/2016</td> <td>07/2017</td> <td>133,625</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	16-0307-X	R18-NEW 2023 SQ FT SFR	04/2016	07/2017	133,625																				
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16-0307-X	R18-NEW 2023 SQ FT SFR	04/2016	07/2017	133,625																														
Exemptions																																		
Sale History																																		
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					2336/323	LAKE VALLEY INVESTMENT	06/19/2013	0	4																									
Parcel Valuation																																		
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																										
Remove Cap		Land Value	33,576	33,576	11%	3,693	Assessed	31,983	3,133.05																									
Year Frozen	0	Improvements	275,101	257,178		28,290	Penalty	0																										
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00																									
TIF Project ID	0	Total Value	308,677	290,754		31,983	Total Taxable	31,983	3,133.00																									
Assessment History																																		
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																											
2025	2025-660095851	LEGACY SALES & LEASING LLC	40	300,390	0	30,460	2,984.00																											
2024	2024-660095851	LEGACY SALES & LEASING LLC	40	321,272	0	29,009	2,787.00																											
2023	2023-660095851	LEGACY SALES & LEASING LLC	40	281,786	0	27,628	2,589.00																											
2022	2022-660095851	LEGACY SALES & LEASING LLC	40	276,270	0	26,312	2,578.00																											
2021	2021-660095851	LEGACY SALES & LEASING LLC	40	234,565	0	25,059	2,424.00																											
2020	2020-660095851	LEGACY SALES & LEASING LLC	40	226,874	0	23,867	2,309.00																											
2019	2019-660095851	LEGACY SALES & LEASING LLC	40	217,544	0	22,730	2,201.00																											
2018	2018-660095851	LEGACY SALES & LEASING LLC	40	218,308	0	21,647	2,019.00																											
2017	2017-660095851	LEGACY SALES & LEASING LLC	40	30,000	0	889	84.00																											
2016	2016-660095851	SIMMONS HOMES RESIDENTIAL	40	30,000	0	847	80.00																											
2015	2015-660095851	SIMMONS HOMES RESIDENTIAL	40	37,000	0	807	77.00																											
2014	2014-660095851	SIMMONS HOMES RESIDENTIAL	40	6,985	0	768	74.00																											



Rogers

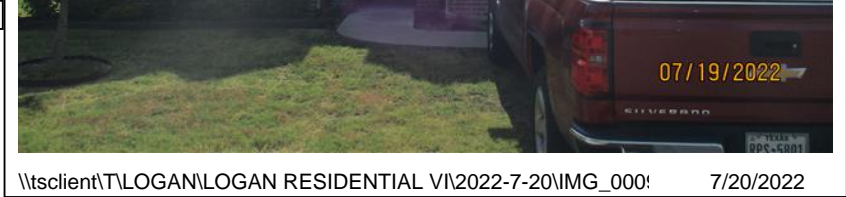
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Lot Data		Square-Foot - NBHD 1059 #1	Primary Image
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1454		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	6,335.00 x 5.30 = 33,576		
Factor Value			
Adjustments	1.0000		
Lot Value	33,576		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,126 / 2,126
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,126
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	420 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-7-20\IMG_000! 7/20/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	269,483	126.76	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	262,010		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.98	Total Misc Impr	+	4,847			
Roofing Adj	+ 4.63	Garage Cost	+	14,049			
Subfloor Adj	+ -2.19	Total RCN	=	295,808			
Heat/Cool Adj	+ 12.64	Depreciation (7%)	-	20,707			
Plumbing Adj	+ 9.19	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	275,101			
Adj Base Cost	= 130.25	Lot Value	+	33,576			
Total Area	x 2,126	Indicated Value	=	308,677			
Adjusted Cost	= 276,912	Value Per SqFt		145.19			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	275,101		
Lot Value	33,576		
Indicated Value	308,677	145.19	Per SqFt
Agland Value			
Site Improvements			
Total Value	308,677	145.19	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134452	14x8		112	26.58		2,977
PRCH	SLAB PORCH - COVERED	134453	10x7		70	26.71		1,870



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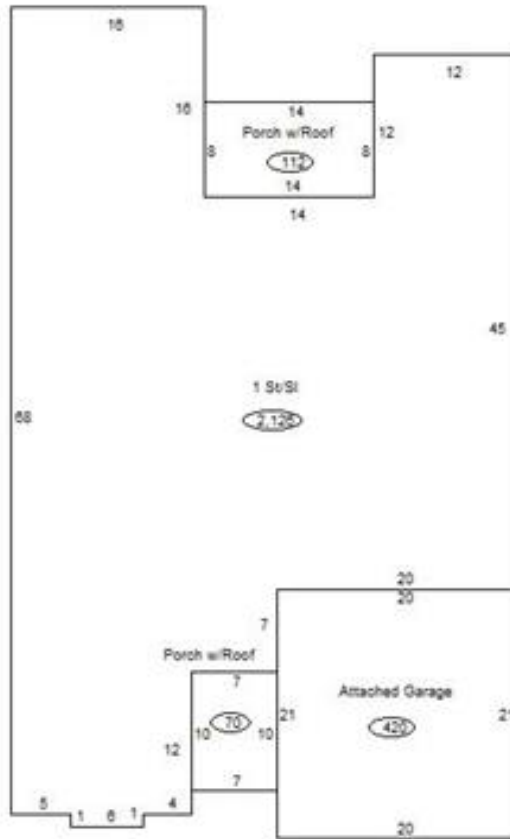
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Sketch Image

660095851



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,126	1.000	2,126
2	G	1		13	Attached Garage	420	1.000	420
3	M	PRCH		13	SLBC	112	1.000	112
4	M	PRCH		13	SLBC	70	1.000	70
Total Building Area						2,126		2,126