



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	660096253				<p>660096253_001.JPG 10/7/2025</p>				
Parcel ID	000000-00-0-00848-002-0004								
Cadastral ID	06-20-15-02000								
Property Type	REAL - Real Property								
Property Class	RRP	VI Area	3						
Tax Area	20 - CATOOSA RURAL								
Name ID	345913								
SCHIEFELBEIN, SHANE									
19225 E TWIN CREEKS DR OWASSO OK 74055-0000									
Parcel Location									
Situs	19225 E TWIN CREEKS DR								
Subdivision	TWIN CREEKS IV AT STONE CANYON								
Lot/Block	0004 / 0002	Parcel Size	1 - Lots						
Sec/Twn/Rng	6 / 20 / 15 / 5								
Neighborhood	1039 - R-V04, SW OWASSO								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.24589800 -95.75882650									
TWIN CREEKS IV @ STONE CANYON BLOCK 2 LOT 4									
Building Permits									
Number	Description	Opened	Closed	Amount					
R2013 11 26	R15-NEW 3635 SQ FT SFR	01/2014	06/2014	350,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	No	1,000						
H	Homestead	No	1,000						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	SUBRAMANIAM, JAYANTH ABISHEK &	11/22/2024	650,000	YES					
/	FRANKLIN, RICHARD ARNOLD &	02/25/2020	475,000	YES					
2632/255	ROTH, MICHAEL JOSEPH JR &	05/09/2017	445,000	19					
2419/351	AMERICAN LEBANESE SYRIAN-ASSO	08/08/2014	531,500	YES					
2371/891	C.A.B.O. DEVELOPMENT COMPANY LI	12/05/2013	20,000	15					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.860	Current Tax	
Remove Cap	2025	Land Value	136,626	136,626	11%	15,029	Assessed	75,075 6,971.46	
Year Frozen	0	Improvements	558,275	545,874		60,046	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	694,901	682,500		75,075	Total Taxable	75,075 6,971.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660096253	SCHIEFELBEIN, SHANE	20	650,000	0	71,500	6,639.00		
2024	2024-660096253	SUBRAMANIAM, JAYANTH ABISHEK &	20	572,828	1000	57,684	5,218.00		
2023	2023-660096253	SUBRAMANIAM, JAYANTH ABISHEK &	20	533,752	1000	55,975	4,859.00		
2022	2022-660096253	SUBRAMANIAM, JAYANTH ABISHEK &	20	520,777	0	55,316	4,815.00		
2021	2021-660096253	SUBRAMANIAM, JAYANTH ABISHEK &	20	478,925	0	52,682	4,635.00		
2020	2020-660096253	SUBRAMANIAM, JAYANTH ABISHEK &	20	484,921	0	53,239	4,711.00		
2019	2019-660096253	FRANKLIN, RICHARD ARNOLD &	20	460,942	0	50,704	4,542.00		
2018	2018-660096253	FRANKLIN, RICHARD ARNOLD &	20	469,792	0	51,677	4,600.00		
2017	2017-660096253	FRANKLIN, RICHARD ARNOLD &	20	571,758	1000	61,872	5,587.00		
2016	2016-660096253	ROTH, MICHAEL JOSEPH JR &	20	556,476	1000	60,041	5,340.00		
2015	2015-660096253	ROTH, MICHAEL JOSEPH JR &	20	538,757	1000	58,263	5,208.00		
2014	2014-660096253	ROTH, MICHAEL JOSEPH &	20	67,000	0	7,370	667.00		



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Lot Data		Square-Foot - NBHD 1039 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	25,257.00 x 4.99 = 126,091		
Factor Value			
Adjustments	1.0836		
Lot Value	136,626		



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Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4.5 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	3,634 / 3,634
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,634
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	1,050 Attached Garage - Finished 4 Stalls
Remodel	
Year/Eff Age	2014 / 7

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	564,579	155.36	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	627,800		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	112.61	Total Misc Impr	+ 27,941
Roofing Adj	+ 5.89	Garage Cost	+ 63,704
Subfloor Adj	+ -4.31	Total RCN	= 600,296
Heat/Cool Adj	+ 17.38	Depreciation (7%)	- 42,021
Plumbing Adj	+ 8.40	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 558,275
Adj Base Cost	= 139.97	Lot Value	+ 136,626
Total Area	x 3,634	Indicated Value	= 694,901
Adjusted Cost	= 508,651	Value Per SqFt	191.22

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	558,275		
Lot Value	136,626		
Indicated Value	694,901	191.22	Per SqFt
Agland Value			
Site Improvements			
Total Value	694,901	191.22	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,721.18		7,721
SHLT	STORM SHELTER	0		1	2014	0.00		
PRCH	SLAB PORCH - COVERED	121553	445		445	34.73		15,455
PRCH	SLAB PORCH - COVERED	121554	132		132	36.10		4,765



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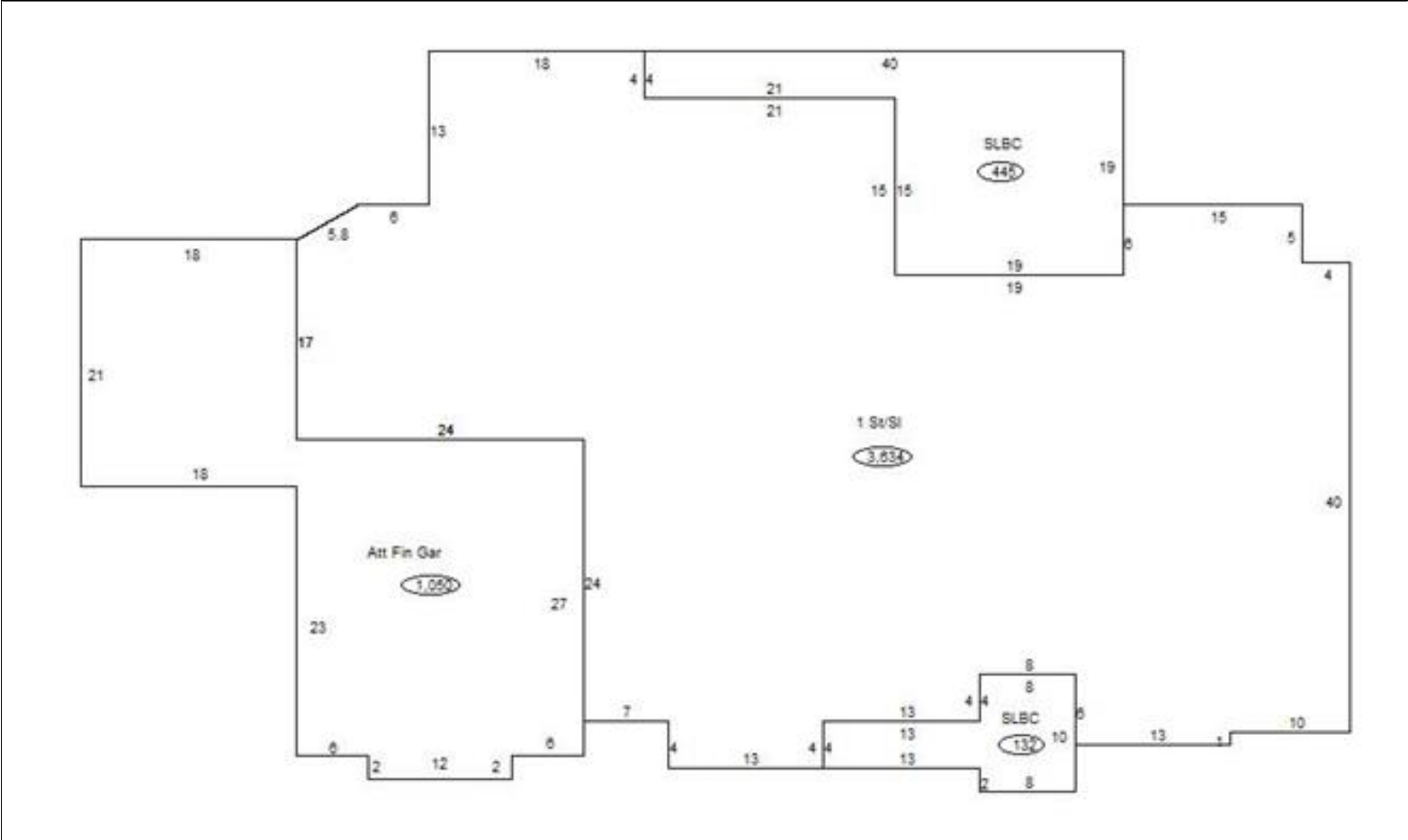
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	3,634	1.000	3,634
2	G	5		13	Att Fin Gar	1,050	1.000	1,050
3	M	PRCH		13	SLBC	445	1.000	445
4	M	PRCH		13	SLBC	132	1.000	132
Total Building Area						3,634		3,634