



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 | 660096844 | | | | | | | | |
| Parcel ID | 000000-00-0-21650-002-0006 | | | | | | | | |
| Cadastral ID | 22-21-14-09610 | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | |
| Property Class | URP | VI Area | 4 | | | | | | |
| Tax Area | 40 - OWASSO CITY | | | | | | | | |
| Name ID | 318005 | | | | | | | | |
| CRS REALTY LLC | | | | | | | | | |
| 12150 E 96TH ST N STE 200 OWASSO OK 74055-0000 | | | | | | | | | |
| Parcel Location | | | | | | | | | |
| Situs | 15512 E 87TH ST N | | | | | | | | |
| Subdivision | PARK PLACE AT PRESTON LAKES | | | | | | | | |
| Lot/Block | 0006 / 0002 | Parcel Size | 1 - Lots | | | | | | |
| Sec/Twn/Rng | 22 / 21 / 14 / 5 | | | | | | | | |
| Neighborhood | 1059 - R-V04-SW OWASSO | | | | | | | | |
| School District | S021 - OWASSO SCHOOLS | | | | | | | | |
| Legal Description Lat/Long: 36.27889595 -95.79872362 | | | | | | | | | |
| Building Permits | | | | | | | | | |
| LOT 6 BLOCK 2 PARK PLACE AT PRESTON LAKES | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | |
| 14-0332X | R15-NEW 2177 SQ FT SFR | 08/2014 | 11/2014 | 157,135 | | | | | |
| Exemptions | | | | | | | | | |
| Sale History | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code |
| | | | | | 2541/271 | SIMMONS HOMES RESIDENTIAL | 12/31/2014 | 175,000 | 4 |
| | | | | | 2421/745 | K & S DEVELOPMENTS INC | 03/24/2014 | 0 | 4 |
| Parcel Valuation | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 97.960 | Current Tax | |
| Remove Cap | 2017 | Land Value | 48,702 | 48,702 | 11% | Assessed | 34,810 | 3,409.99 | |
| Year Frozen | | Improvements | 273,574 | 267,752 | | Penalty | 0 | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | Exemption | 0 | 0.00 | |
| TIF Project ID | 0 | Total Value | 322,276 | 316,454 | | Total Taxable | 34,810 | 3,410.00 | |
| Assessment History | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | |
| 2025 | 2025-660096844 | CRS REALTY LLC | 40 | 311,161 | 0 | 33,152 | 3,248.00 | | |
| 2024 | 2024-660096844 | CRS REALTY LLC | 40 | 331,675 | 0 | 31,573 | 3,033.00 | | |
| 2023 | 2023-660096844 | CRS REALTY LLC | 40 | 295,106 | 0 | 30,070 | 2,818.00 | | |
| 2022 | 2022-660096844 | CRS REALTY LLC | 40 | 287,623 | 0 | 28,638 | 2,806.00 | | |
| 2021 | 2021-660096844 | CRS REALTY LLC | 40 | 247,952 | 0 | 27,275 | 2,639.00 | | |
| 2020 | 2020-660096844 | CRS REALTY LLC | 40 | 246,271 | 0 | 27,090 | 2,620.00 | | |
| 2019 | 2019-660096844 | CRS REALTY LLC | 40 | 234,939 | 0 | 25,843 | 2,502.00 | | |
| 2018 | 2018-660096844 | CRS REALTY LLC | 40 | 238,621 | 0 | 26,248 | 2,448.00 | | |
| 2017 | 2017-660096844 | CRS REALTY LLC | 40 | 236,824 | 0 | 26,051 | 2,451.00 | | |
| 2016 | 2016-660096844 | CRS REALTY LLC | 40 | 123,230 | 0 | 5,019 | 474.00 | | |
| 2015 | 2015-660096844 | SIMMONS HOMES RESIDENTIAL | 40 | 85,274 | 0 | 4,780 | 456.00 | | |



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| Lot Data | Square-Foot - NBHD 1059 #1 | Primary Image |
|-----------------|----------------------------|---------------|
| Lot Size | | |
| Lot Count | 1 | |
| Units Buildable | | |
| Non-Ag Acres | | |
| Topography | | |
| Street Access | | |
| Utilities | | |
| Amenities | 0 | |
| | 0 | |
| Method | Square-Foot | |
| Base Lot Value | 9,189.00 x 5.30 = 48,702 | |
| Factor Value | | |
| Adjustments | 1.0000 | |
| Lot Value | 48,702 | |

| 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 | 2,177 / 2,177 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 2,177 |
| Fixture/RghIn | 11 / |
| Bed/F/H Bath | 3 / 2.0 / |
| Basement Area | |
| Garage Type | 580 Attached Garage - Unfinished |
| Remodel | |
| Year/Eff Age | 2014 / 9 |



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/23/2022

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|---------------------|---------|--------|----------|
| MRA Code | 1 | Test | |
| Adusted R | 0.8445 | | |
| Indicated Value | 281,559 | 129.33 | Per SqFt |

| Direct Comparables | | | |
|--------------------|---------|------------------|----------|
| Selection Model | A | Adam Test | |
| Adjustment Model | 1 | 2022 Residential | |
| Comparables | 8 | | |
| Indicated Value | 326,940 | | Per SqFt |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|--------------------|---|------------------|--|--|--|
| Base Cost | 105.37 | Total Misc Impr | + | 5,085 | | | |
| Roofing Adj | + 4.60 | Garage Cost | + | 17,870 | | | |
| Subfloor Adj | + -2.19 | Total RCN | = | 300,631 | | | |
| Heat/Cool Adj | + 12.64 | Depreciation (9%) | - | 27,057 | | | |
| Plumbing Adj | + 7.13 | Lump Sums | + | 0 | | | |
| Basement Adj | + 0.00 | RCNLD | = | 273,574 | | | |
| Adj Base Cost | = 127.55 | Lot Value | + | 48,702 | | | |
| Total Area | x 2,177 | Indicated Value | = | 322,276 | | | |
| Adjusted Cost | = 277,676 | Value Per SqFt | | 148.04 | | | |

| Value Reconciliation | | | |
|----------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 273,574 | | |
| Lot Value | 48,702 | | |
| Indicated Value | 322,276 | 148.04 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 322,276 | 148.04 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | SLAB PORCH - COVERED | 121268 | 18x9 | | 162 | 26.42 | | 4,280 |
| PRCH | SLAB PORCH - COVERED | 121269 | 6x5 | | 30 | 26.84 | | 805 |



Rogers

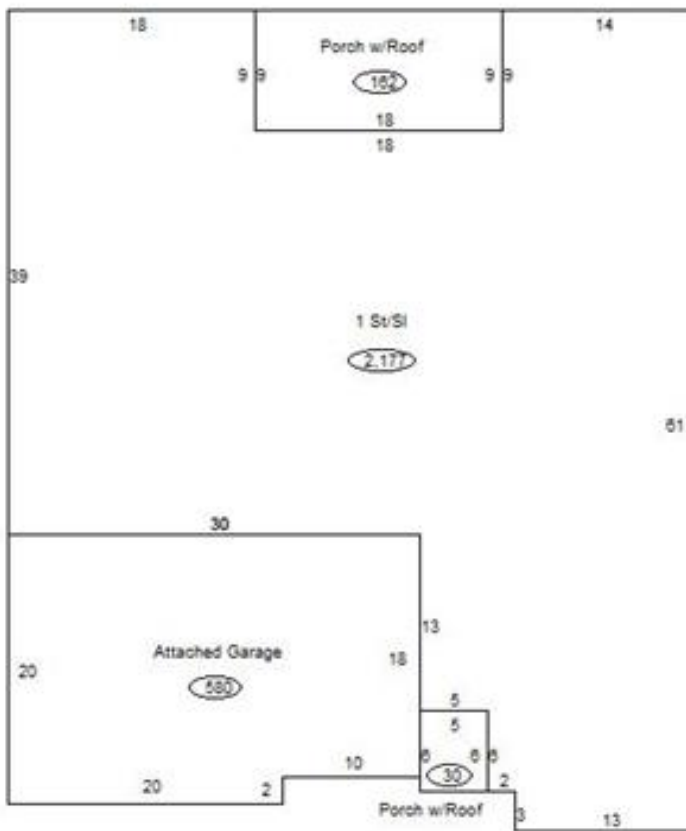
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Sketch Image

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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/Sl | 2,177 | 1.000 | 2,177 |
| 2 | G | 1 | | 13 | Attached Garage | 580 | 1.000 | 580 |
| 3 | M | PRCH | | 13 | SLBC | 162 | 1.000 | 162 |
| 4 | M | PRCH | | 13 | SLBC | 30 | 1.000 | 30 |
| Total Building Area | | | | | | 2,177 | | 2,177 |