



# 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	660098591								
Parcel ID	21N14E-10-2-00460-002-0004								
Cadastral ID	10-21-14-07330								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	333398								
FRANK, AMBER									
14085 E 445 RD CLAREMORE OK 74017-0000									
Parcel Location									
Situs	11308 N 147TH E PL								
Subdivision	LAKE VALLEY V PHASE III								
Lot/Block	0026 / 0002	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: 36.31870085 -95.80946553				Building Permits					
LOT 26 BLOCK 2 LAKE VALLEY V PHASE 3				Number	Description	Opened	Closed	Amount	
				16-0303-X	R17-NEW 1433 SQ FT SFR	04/2016	07/2016	100,815	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	No	1,000		/	ROSLEWSKI, ARTHUR & ELIZABETH	12/14/2020	195,500	YES
H	Homestead	No	1,000		2589/847	ROSLEWSKI, ARTHUR & ELIZABETH	10/11/2016	0	4
					2563/755	SIMMONS HOMES RESIDENTIAL	07/01/2016	178,500	YES
					2523/223	LAKE VALLEY INVESTMENT	12/18/2015	1,680,000	15
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax
Remove Cap	2021	Land Value	32,955	32,955	11%	3,625	Assessed	23,955	2,346.63
Year Frozen		Improvements	210,773	184,820		20,330	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	243,728	217,775		23,955	Total Taxable	23,955	2,347.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660098591	FRANK, AMBER			40	237,759	1000	21,815	2,137.00
2024	2024-660098591	FRANK, AMBER			40	253,985	1000	21,150	2,032.00
2023	2023-660098591	FRANK, AMBER			40	195,500	1000	20,505	1,922.00
2022	2022-660098591	FRANK, AMBER			40	224,231	1000	21,018	2,059.00
2021	2021-660098591	FRANK, AMBER			40	194,338	0	21,377	2,068.00
2020	2020-660098591	ROSLEWSKI, ARTHUR & ELIZABETH			40	182,493	1000	18,743	1,813.00
2019	2019-660098591	ROSLEWSKI, ARTHUR & ELIZABETH			40	174,256	1000	18,168	1,759.00
2018	2018-660098591	ROSLEWSKI, ARTHUR & ELIZABETH			40	178,262	1000	18,609	1,735.00
2017	2017-660098591	ROSLEWSKI, ARTHUR & ELIZABETH			40	176,924	1000	18,461	1,737.00
2016	2016-660098591	ROSLEWSKI, ARTHUR & ELIZABETH			40	5,662	0	623	59.00



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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1428		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	6,218.00 x 5.30 = 32,955		
Factor Value			
Adjustments	1.0000		
Lot Value	32,955		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-7-19\IMG\_001: 7/19/2022

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	1,433 / 1,433
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,433
Fixture/RghIn	18 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	214,590	149.75	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	211,440		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	115.42	Total Misc Impr	+ 3,333
Roofing Adj	+ 5.04	Garage Cost	+ 13,584
Subfloor Adj	+ -2.39	Total RCN	= 229,101
Heat/Cool Adj	+ 12.64	Depreciation ( 8%)	- 18,328
Plumbing Adj	+ 17.36	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 210,773
Adj Base Cost	= 148.07	Lot Value	+ 32,955
Total Area	x 1,433	Indicated Value	= 243,728
Adjusted Cost	= 212,184	Value Per SqFt	170.08

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	210,773		
Lot Value	32,955		
Indicated Value	243,728	170.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	243,728	170.08	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	128967	5x5		25	26.85		671
PRCH	SLAB PORCH - COVERED	128969	10x10		100	26.62		2,662



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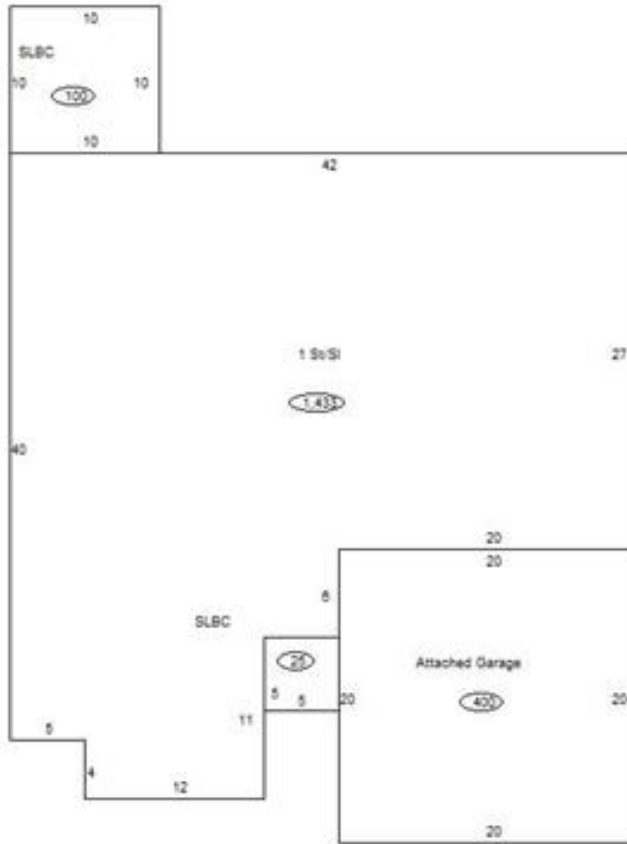
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Sketch Image

660098591



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,433	1.000	1,433
2	M	PRCH		10	SLBC	25	1.000	25
3	G	1		10	Attached Garage	400	1.000	400
4	M	PRCH		10	SLBC	100	1.000	100
<b>Total Building Area</b>						<b>1,433</b>		<b>1,433</b>