



# 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	660098641								
Parcel ID	21N14E-10-2-00460-005-0028								
Cadastral ID	10-21-14-07810								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	342849								
ARANDA, LOLA									
14511 E 114TH ST N OWASSO OK 74055-0000									
Parcel Location									
Situs	14511 E 114TH ST N								
Subdivision	LAKE VALLEY V PHASE III								
Lot/Block	0071 / 0005	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: 36.31957270 -95.81126364									
LOT 71 BLOCK 5 LAKE VALLEY V PHASE 3									
Building Permits									
Number	Description	Opened	Closed	Amount					
17-0408X	R18-NEW 1632 SQ FT SFR	05/2017	09/2017	111,760					
Exemptions									
Code	Type	Active	Maximum	Exemption					
HV	Veteran	No	999,999						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	CASALLO, TIMOTHY &	10/03/2023	260,000	YES					
/	VAN METER, BRANDON M &	02/03/2021	203,000	YES					
2659/249	SIMMONS HOMES RESIDENTIAL	09/08/2017	182,000	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	2024	Land Value	29,339	29,339	11%	3,227	Assessed	28,001 2,742.98	
Year Frozen		Improvements	225,218	225,218		24,774	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	254,557	254,557		28,001	Total Taxable	28,001 2,743.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660098641	ARANDA, LOLA	40	247,848	0	27,263	2,671.00		
2024	2024-660098641	ARANDA, LOLA	40	268,418	0	29,526	2,837.00		
2023	2023-660098641	CASALLO, TIMOTHY &	40	203,000	22330		.00		
2022	2022-660098641	CASALLO, TIMOTHY &	40	203,000	22330		.00		
2021	2021-660098641	CASALLO, TIMOTHY &	40	191,828	0	21,101	2,041.00		
2020	2020-660098641	VAN METER, BRANDON M &	40	188,884	0	20,777	2,010.00		
2019	2019-660098641	VAN METER, BRANDON M &	40	181,529	0	19,968	1,934.00		
2018	2018-660098641	VAN METER, BRANDON M &	40	184,456	0	20,290	1,892.00		
2017	2017-660098641	VAN METER, BRANDON M &	40	5,662	0	623	59.00		
2016	2016-660098641	SIMMONS HOMES RESIDENTIAL	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	0.1416		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	6,168.00 x 5.30 = 32,690		
Factor Value			
Adjustments	0.8975		
Lot Value	29,339		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-7-21\IMG\_004 7/21/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	1,603 / 1,603
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,603
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	420 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	230,982	144.09	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	235,210		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	111.97	Total Misc Impr	+ 4,679
Roofing Adj	+ 4.91	Garage Cost	+ 14,049
Subfloor Adj	+ -2.31	Total RCN	= 242,170
Heat/Cool Adj	+ 12.64	Depreciation ( 7%)	- 16,952
Plumbing Adj	+ 12.18	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 225,218
Adj Base Cost	= 139.39	Lot Value	+ 29,339
Total Area	x 1,603	Indicated Value	= 254,557
Adjusted Cost	= 223,442	Value Per SqFt	158.80

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	225,218		
Lot Value	29,339		
Indicated Value	254,557	158.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	254,557	158.80	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134608	14x8		112	26.58		2,977
PRCH	SLAB PORCH - COVERED	134609	52		52	26.77		1,392
PATO	SLAB PORCH - OPEN	134610	9x3		27	11.48		310



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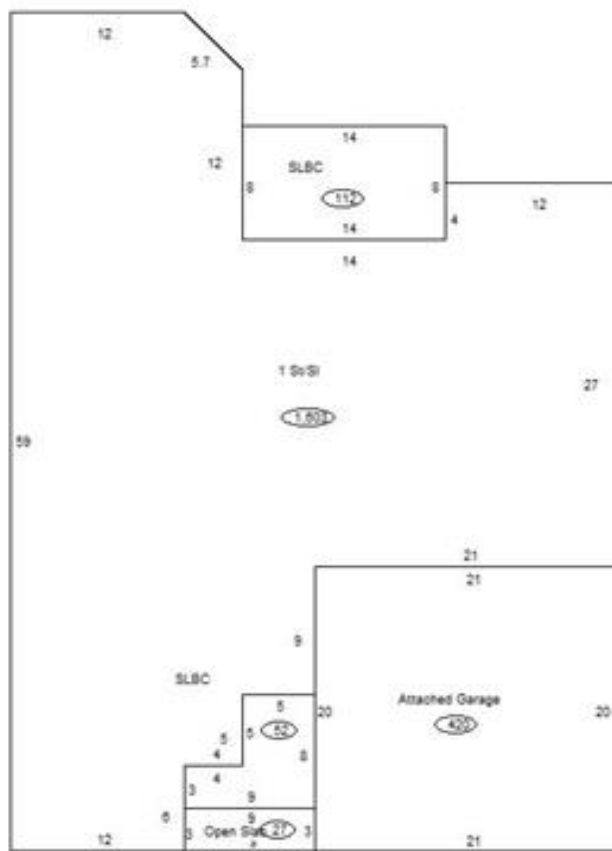
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Sketch Image

660098641



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,603	1.000	1,603
2	G	1		10	Attached Garage	420	1.000	420
3	M	PRCH		10	SLBC	112	1.000	112
4	M	PRCH		10	SLBC	52	1.000	52
5	M	PATO		10	Open Slab	27	1.000	27
<b>Total Building Area</b>						<b>1,603</b>		<b>1,603</b>