



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:13:18
Page 1

Assessment Data					Primary Image																								
Account 660098702 Parcel ID 21N14E-11-2-00649-005-0005 Cadastral ID 11-21-14-06970 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 321715 EFFINGGER, JOLE'SA ARNETTE & DARIUS DENARD DAY 16775 E 115TH ST N OWASSO OK 74055-0000 Parcel Location Situs 16775 E 115TH ST N Subdivision QUAILBROOK ESTATES PHASE 2 Lot/Block 0005 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS																													
Legal Description Lot/Long: 36.32129633 -95.78632924																													
Building Permits					\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/6/2022																								
Exemptions					Sale History																								
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Parcel Valuation																													
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax																				
Remove Cap	2018		Land Value	130,641	94,459	11%	10,390	Assessed	40,938	4,010.29																			
Year Frozen			Improvements	277,705	277,705		30,548	Penalty	0																				
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00																			
TIF Project ID	0		Total Value	408,346	372,164		40,938	Total Taxable	40,938	4,010.00																			
Assessment History																													
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																				
2025	2025-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	399,961	0	38,988	3,819.00																				
2024	2024-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	356,067	0	37,132	3,567.00																				
2023	2023-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	321,490	0	35,364	3,314.00																				
2022	2022-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	324,178	0	33,952	3,326.00																				
2021	2021-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	293,956	0	32,335	3,128.00																				
2020	2020-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	289,599	0	31,856	3,077.00																				
2019	2019-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	278,792	0	30,667	2,965.00																				
2018	2018-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	283,028	0	31,133	2,898.00																				
2017	2017-660098702	EFFINGGER, JOLE'SA ARNETTE &			3	13,964	0	1,536	144.00																				
2016	2016-660098702	K & S DEVELOPMENTS INC			3	13,964	0	1,536	145.00																				



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 Page 2

Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.7122		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	31,023.00 x 4.21 = 130,641		
Factor Value			
Adjustments	1.0000		
Lot Value	130,641		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/6/2022

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	2,107 / 2,107
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,107
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	598 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
Adjusted R	0.8445	
Indicated Value	283,992	134.79 Per SqFt

Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	3	
Indicated Value	355,720	Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	277,705		
Lot Value	130,641		
Indicated Value	408,346	193.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	408,346	193.80	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	106.21	Total Misc Impr	+ 5,209
Roofing Adj	+ 4.64	Garage Cost	+ 18,287
Subfloor Adj	+ -2.19	Total RCN	= 298,607
Heat/Cool Adj	+ 12.64	Depreciation (7%)	- 20,902
Plumbing Adj	+ 9.27	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 277,705
Adj Base Cost	= 130.57	Lot Value	+ 130,641
Total Area	x 2,107	Indicated Value	= 408,346
Adjusted Cost	= 275,111	Value Per SqFt	193.80

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134390	18x11		198	26.31		5,209

