



Rogers


Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026

Time 09:23:54

Page 1

Assessment Data					Primary Image				
Account	660099790				 <p>660099790_006.JPG 9/18/2025</p>				
Parcel ID	0000000-00-000374-001-0044								
Cadastral ID	02-20-14-00840								
Property Type	REAL - Real Property								
Property Class	RRP	VI Area	3						
Tax Area	3 - OWASSO RURAL/NO FIRE								
Name ID	333354								
ECKLER, TANNER J & ELIZABETH A TRUST									
PO BOX 542 OWASSO OK 74055-0000									
Parcel Location									
Situs	17620 E SUNSET RDG								
Subdivision	HIGHLAND POINTE AT STONE CANYON PHASE II								
Lot/Block	0044 / 0001	Parcel Size	1 - Lots						
Sec/Twn/Rng	2 / 20 / 14 / 5								
Neighborhood	1041 - R-V01,4-SW OWASSO								
School District	S021 - OWASSO SCHOOLS								
Legal Description Lat/Long: 36.24574474 -95.78111357									
Building Permits									
LOT 44 BLOCK 1 HIGHLAND POINTE AT STONE CANYON PHASE II									
Number	Description	Opened	Closed	Amount					
P21 000064	R22- NEW POOL	08/2021	01/2022	60,000					
R21 000286	R22- NEW 16X25 DTCH ACC BLDG	07/2021	01/2022	30,000					
R21 00070	R22- NEW 4005 SQ FT SFR	03/2021	01/2022	450,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	TEAK INVESTMENTS LLC	01/15/2021	0	4					
/	PRESSON, NICHOLAS P &	10/08/2020	165,000	YES					
/	1ST CHOICE QUALITY BUILDERS LLC	10/29/2019	125,000	YES					
2717/694	C.A.B.O. DEVELOPMENT COMPANY LI	06/13/2018	150,000	15					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2021	Land Value	140,000	140,000	11%	15,400	Assessed	95,997 9,403.87	
Year Frozen		Improvements	737,674	732,699		80,597	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -98.00	
TIF Project ID	0	Total Value	877,674	872,699		95,997	Total Taxable	94,997 9,306.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660099790	ECKLER, TANNER J & ELIZABETH A	3	847,281	1000	92,201	9,032.00		
2024	2024-660099790	ECKLER, TANNER J & ELIZABETH A	3	874,413	1000	95,185	9,144.00		
2023	2023-660099790	ECKLER, TANNER J & ELIZABETH A	3	870,645	1000	94,771	8,881.00		
2022	2022-660099790	ECKLER, TANNER J & ELIZABETH A	3	861,572	1000	93,773	9,187.00		
2021	2021-660099790	ECKLER, TANNER J & ELIZABETH A	3	165,000	0	18,150	1,756.00		
2020	2020-660099790	PRESSON, NICHOLAS P &	3	129,998	0	14,300	1,381.00		
2019	2019-660099790	1ST CHOICE QUALITY BUILDERS LLC	3	155,000	0	17,050	1,648.00		
2018	2018-660099790	1ST CHOICE QUALITY BUILDERS LLC	3	9,258	0	1,018	95.00		
2017	2017-660099790	C.A.B.O. DEVELOPMENT COMPANY LLC	3	9,258	0	1,018	96.00		



Rogers

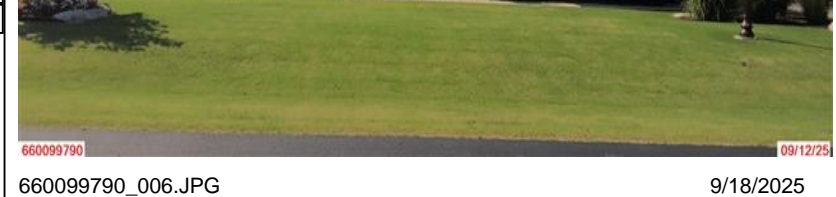
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:23:55
 Page 2

Lot Data	Square-Foot - NBHD 1041 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.66	
Topography		
Street Access		
Utilities		
Amenities	LOT TYPE 0 GATED 0	
Method	Square-Foot	
Base Lot Value	28,748.00 x 4.35 = 125,054	
Factor Value		
Adjustments	1.1195	
Lot Value	140,000	

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5.5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	3,056 / 4,022
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,056
Fixture/RghIn	15 /
Bed/F/H Bath	4 / 4.0 /
Basement Area	
Garage Type	913 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2021 / 4



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adjusted R	0.8747		
Indicated Value	849,116	211.12	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	985,990 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	113.17	Total Misc Impr	+ 70,152				
Roofing Adj	+ 5.28	Garage Cost	+ 74,720				
Subfloor Adj	+ -4.97	Total RCN	= 715,312				
Heat/Cool Adj	+ 20.10	Depreciation (3%)	- 21,459				
Plumbing Adj	+ 8.25	Lump Sums	+ 2,880				
Basement Adj	+ 0.00	RCNLD	= 696,733				
Adj Base Cost	= 141.83	Lot Value	+ 140,000				
Total Area	x 4,022	Indicated Value	= 836,733				
Adjusted Cost	= 570,440	Value Per SqFt	208.04				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	696,733		
Lot Value	140,000		
Indicated Value	836,733	208.04	Per SqFt
Agland Value			
Site Improvements	40,941		
Total Value	877,674	218.22	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
FPR1	Fireplace - Residential 1 Story	0		2	2	8,928.49	17,857
PRCH	Porch	152865	19x15		285	44.34	12,637
PATO	Patio - Open	152866	19x5		95	17.04	1,619
PRCH	Slab Porch - Covered	152867	318		318	44.19	14,052
PRCH	Porch	152868	32x7		224	44.60	9,990
PATO	Patio - Open	152869	9x6		54	17.04	920
PRCH	Porch	152870	266		266	44.42	11,816
PATO	Patio - Open	152871	37x2		74	17.04	1,261
PERG	Pergola	173545	12x10		120	24.00	2,880



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

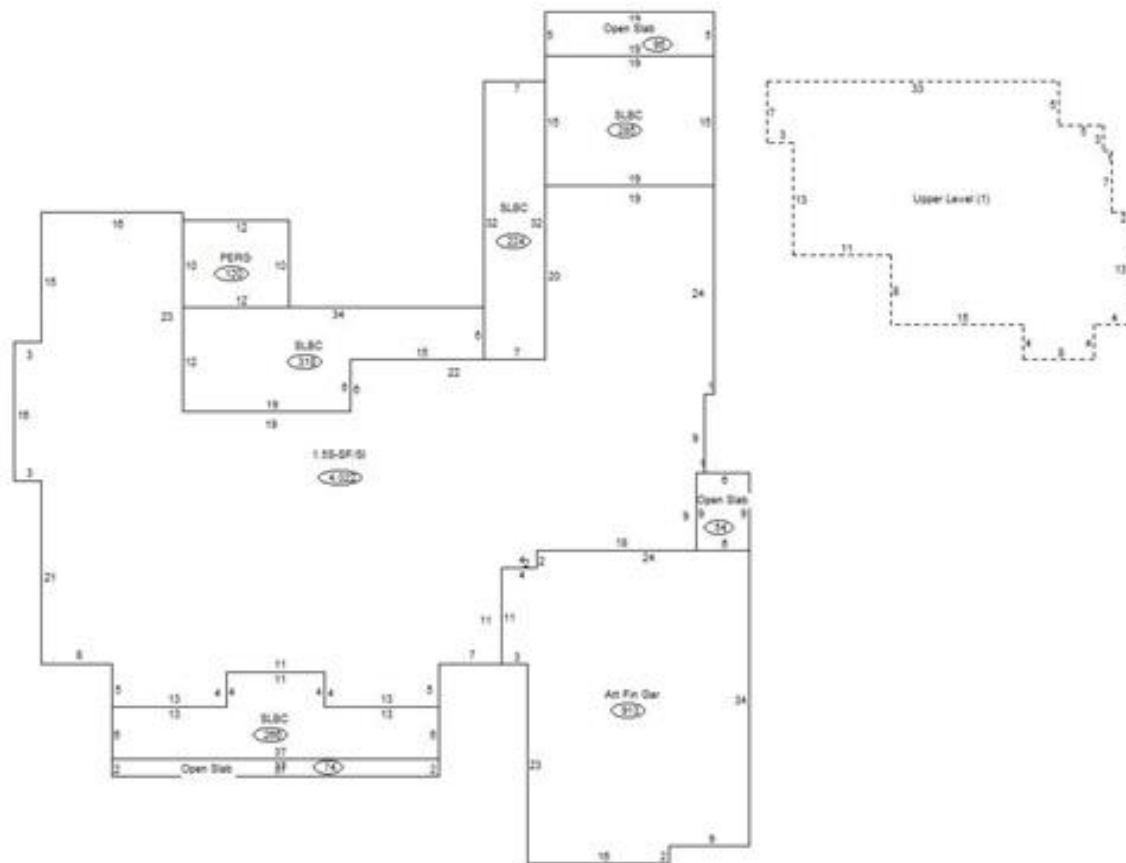
Date 04/18/2026

Time 09:23:55

Page 3

Sketch Image

660099790



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5S-SF/SI	3,056	1.316	4,022
2	U	^UL		13	Upper Level (1)	966	1.000	966
3	G	5		13	Att Fin Gar	913	1.000	913
4	M	PRCH		13	SLBC	285	1.000	285
5	M	PATO		13	Open Slab	95	1.000	95
6	M	PRCH		13	SLBC	318	1.000	318
7	M	PRCH		13	SLBC	224	1.000	224
8	M	PATO		13	Open Slab	54	1.000	54
9	M	PRCH		13	SLBC	266	1.000	266
10	M	PATO		13	Open Slab	74	1.000	74
11	M	PERG		13	PERG	120	1.000	120
Total Building Area						3,056		4,022



Rogers



Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:23:55
 Page 4

660099790

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground GUNITE	0x0x0	Concrete		530
	Qual	4	Cond 3	Year 2021	Eff Age 4	
	Valuation Summary		Modifier Total	RCN	Depr (21% Phys/ % Func)	RCNLD
	Base Cost (56.61 x 530)		30,003	30,003	6,301	23,702
	GRDT	Garage - Detached	26x17x8	Concrete	Composition Shingle	442
	Qual	4	Cond 3	Year 2021	Eff Age 4	
	Valuation Summary		Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD
	Base Cost (41.94 x 442)		18,537	18,537	1,298	17,239