



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660104304 <b>Parcel ID</b> 000000-0-0-000637-001-0001 <b>Cadastral ID</b> 10-21-14-08610 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 339175 MITCHELL, MARK ROSS & MARTHA KARINA  10608 N 159TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 10608 N 159TH E AVE <b>Subdivision</b> PRESTIGE POND <b>Lot/Block</b> 0001 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 10 / 21 / 14 / 5 <b>Neighborhood</b> 1042 - R-V03-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-9\IMG_0005.JPG 8/9/2022</p>														
<b>Legal Description</b> Lat/Long: 36.30792177 -95.79739639																			
LOT 1 BLOCK 1 PRESTIGE POND					<b>Building Permits</b> <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R21 000396</td> <td>R23- NEW 2946 SQ FT SFR</td> <td>10/2021</td> <td>08/2022</td> <td>260,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 000396	R23- NEW 2946 SQ FT SFR	10/2021	08/2022	260,000
Number	Description	Opened	Closed	Amount															
R21 000396	R23- NEW 2946 SQ FT SFR	10/2021	08/2022	260,000															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
HV	Veteran	Yes	999,999	54,883	/	EXECUTIVE HOMES LLC	08/02/2022	499,500	YES										
					/	PRESTIGE POND LLC	04/30/2021	1,425,000	WB										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	97.960	<b>Current Tax</b>										
Remove Cap	2023		Land Value	95,580	95,580	11%	10,514	<b>Assessed</b>	54,883	5,376.34									
Year Frozen			Improvements	405,234	403,350		44,369	<b>Penalty</b>	0										
Uncapped Value	0		Mobile Home	0	0		0	<b>Exemption</b>	54,883	-5,376.00									
TIF Project ID	0		<b>Total Value</b>	500,814	498,930		54,883	<b>Total Taxable</b>	0	0.00									
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660104304	MITCHELL, MARK ROSS &			3	484,399	53284		.00										
2024	2024-660104304	MITCHELL, MARK ROSS &			3	508,828	0	55,971	5,377.00										
2023	2023-660104304	MITCHELL, MARK ROSS &			3	499,500	0	54,945	5,149.00										
2022	2022-660104304	MITCHELL, MARK ROSS &			3	10,000	0	1,100	108.00										
2021	2021-660104304	EXECUTIVE HOMES LLC			3	10,000	0	1,100	106.00										



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Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5211		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	22,697.00 x 4.21 = 95,580		
Factor Value			
Adjustments	1.0000		
Lot Value	95,580		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,367 / 2,856
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,367
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	652 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 3

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1	Test
Adusted R	0.8445	
Indicated Value	426,916	149.48 Per SqFt

### Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	2	
Indicated Value	554,260	Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	405,234		
Lot Value	95,580		
Indicated Value	500,814	175.36	Per SqFt
Agland Value			
Site Improvements			
Total Value	500,814	175.36	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.25	Total Misc Impr	+ 12,240
Roofing Adj	+ 4.86	Garage Cost	+ 37,646
Subfloor Adj	+ -3.83	Total RCN	= 417,767
Heat/Cool Adj	+ 16.31	Depreciation ( 3%)	- 12,533
Plumbing Adj	+ 8.22	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 405,234
Adj Base Cost	= 128.81	Lot Value	+ 95,580
Total Area	x 2,856	Indicated Value	= 500,814
Adjusted Cost	= 367,881	Value Per SqFt	175.36

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154483	6x5		30	33.10		993
PRCH	Slab Porch - Covered	154484	354		354	31.77		11,247



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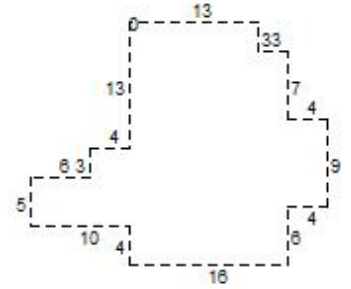
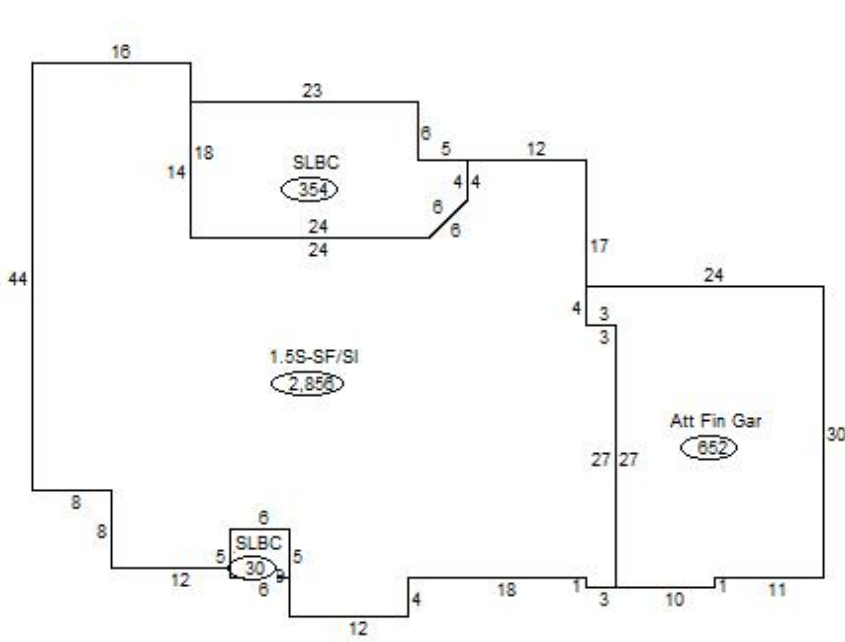
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### Sketch Image

660104304



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5S-SF/SI	2,367	1.207	2,856
2	G	5		20	Att Fin Gar	652	1.000	652
3	M	PRCH		20	SLBC	30	1.000	30
4	M	PRCH		20	SLBC	354	1.000	354
5	U	^UL		20	Upper Level (1)	489	1.000	489
<b>Total Building Area</b>						<b>2,367</b>		<b>2,856</b>