



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:15:49  
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Assessment Data					Primary Image				
Account	660104510				 <p>660104510_001.JPG 6/14/2024</p>				
Parcel ID	00000-0-0-0000778-001-0025								
Cadastral ID	34-21-14-02350								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	344007								
ESCOBAR, ALEXANDRA CHRISTINE									
15922 E 75TH ST N OWASSO OK 74055-0000									
Parcel Location									
Situs	15922 E 75TH ST N								
Subdivision	STONE CREEK OF OWASSO								
Lot/Block	0025 / 0001	Parcel Size	1 - Lots						
Sec/Twn/Rng	34 / 21 / 14 / 5								
Neighborhood	1059 - R-V04-SW OWASSO								
School District	S021 - OWASSO SCHOOLS								
Legal Description Lat/Long: 36.26237480 -95.79533412									
LOT 25 BLOCK 1 STONE CREEK OF OWASSO									
Building Permits									
Number		Description		Opened	Closed	Amount			
R23 1012X		R24 NEW SFR 1758 SQ FT		11/2023	06/2024	164,100			
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code
					/	SHAW HOMES INC	04/08/2024	349,000	YES
					/	STONE CREEK PROPERTIES LLC	02/14/2022	2,958,000	WB
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2025	Land Value	102,823	102,823	11%	11,311	Assessed	39,301 3,849.93	
Year Frozen		Improvements	254,458	254,458		27,990	Penalty	0	
Uncapped Value	0	Mobile Home	0	0	0	Exemption	1,000	-98.00	
TIF Project ID	0	Total Value	357,281	357,281	39,301	Total Taxable	38,301	3,752.00	
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660104510	ESCOBAR, ALEXANDRA CHRISTINE			40	349,000	1000	37,390	3,663.00
2024	2024-660104510	ESCOBAR, ALEXANDRA CHRISTINE			40	6,250	0	688	66.00
2023	2023-660104510	SHAW HOMES INC			40	6,250	0	688	64.00
2022	2022-660104510	SHAW HOMES INC			40	6,250	0	688	67.00
2021	2021-660104510	STONE CREEK PROPERTIES LLC			40	6,250	0	688	67.00



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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.189		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	8,231.00 x 5.30 = 43,624		
Factor Value			
Adjustments	2.3570		
Lot Value	102,823		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,828 / 1,828
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,828
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	254,458		
Lot Value	102,823		
Indicated Value	357,281	195.45	Per SqFt
Agland Value			
Site Improvements			
Total Value	357,281	195.45	Total Value Per SqFt

### Cost Approach Manual : 01/2025

Base Cost	107.87	Total Misc Impr	+	6,267
Roofing Adj	+ 4.79	Garage Cost	+	17,024
Subfloor Adj	+ -2.29	Total RCN	=	259,651
Heat/Cool Adj	+ 12.64	Depreciation ( 2%)	-	5,193
Plumbing Adj	+ 6.29	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	254,458
Adj Base Cost	= 129.30	Lot Value	+	102,823
Total Area	x 1,828	Indicated Value	=	357,281
Adjusted Cost	= 236,360	Value Per SqFt		195.45

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	160276	116		116	26.56		3,081
PRCH	Slab Porch - Covered	160277	15x8		120	26.55		3,186

