



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data				Primary Image						
Account	660104539									
Parcel ID	00000-0-0-0000778-003-0016									
Cadastral ID	34-21-14-02640									
Property Type	REAL - Real Property									
Property Class	URP	VI Area	4							
Tax Area	40 - OWASSO CITY									
Name ID	344117									
HAYS, SHAWN D & DEANNA E										
15913 E 75TH ST N OWASSO OK 74055-0000										
Parcel Location										
Situs	15913 E 75TH ST N									
Subdivision	STONE CREEK OF OWASSO									
Lot/Block	0016 / 0003	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: 36.26285924 -95.79561084				Building Permits						
LOT 16 BLOCK 3 STONE CREEK OF OWASSO				Number	Description	Opened	Closed	Amount		
				R23 1015X	R24 NEW SFR 2125 SQ FT	11/2023	05/2024	207,150		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					/	SHAW HOMES INC	04/18/2024	367,500	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	85,647	85,647	11%	9,421	Assessed	41,667	4,081.70	
Year Frozen		Improvements	293,145	293,145		32,246	Penalty	0		
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value	378,792	378,792		41,667	Total Taxable	41,667	4,082.00	
Assessment History										
Tax Year	Statement Number	Billed Owner		Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660104539	HAYS, SHAWN D & DEANNA E		40	367,500	0	40,425	3,960.00		
2024	2024-660104539	HAYS, SHAWN D & DEANNA E		40	6,250	0	688	66.00		
2023	2023-660104539	SHAW HOMES INC		40	6,250	0	688	64.00		
2022	2022-660104539	SHAW HOMES INC		40	6,250	0	688	67.00		
2021	2021-660104539	STONE CREEK PROPERTIES LLC		40	6,250	0	688	67.00		



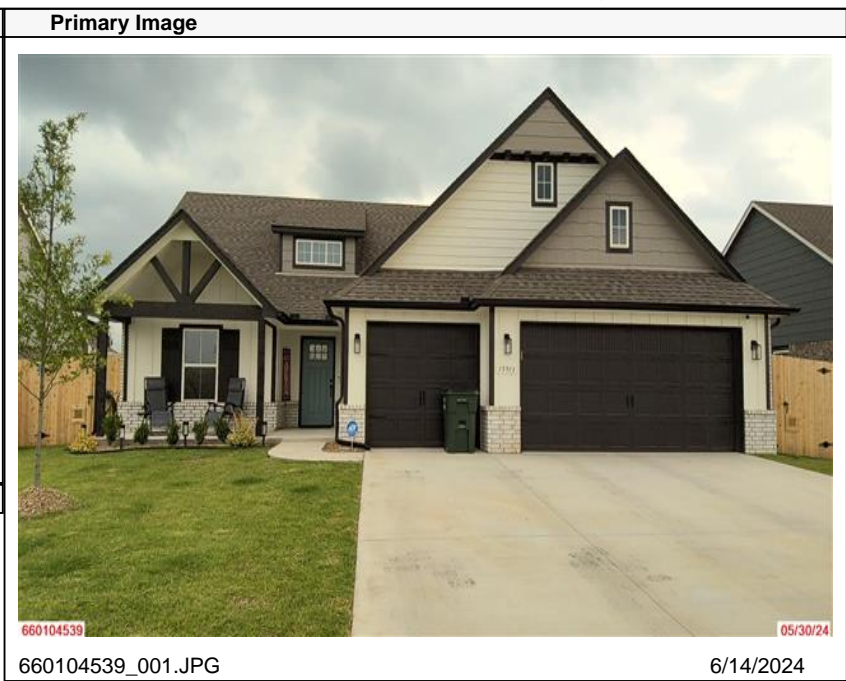
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.202		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	8,798.00 x 5.30 = 46,629		
Factor Value			
Adjustments	1.8368		
Lot Value	85,647		



660104539_001.JPG 6/14/2024

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	2,078 / 2,078
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,078
Fixture/RghIn	/
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	610 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	

Cost Approach		Manual : 01/2025	
Base Cost	104.92	Total Misc Impr	+ 10,923
Roofing Adj	+ 4.65	Garage Cost	+ 23,302
Subfloor Adj	+ -2.19	Total RCN	= 299,128
Heat/Cool Adj	+ 12.64	Depreciation (2%)	- 5,983
Plumbing Adj	+ 7.46	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 293,145
Adj Base Cost	= 127.48	Lot Value	+ 85,647
Total Area	x 2,078	Indicated Value	= 378,792
Adjusted Cost	= 264,903	Value Per SqFt	182.29

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	293,145		
Lot Value	85,647		
Indicated Value	378,792	182.29	Per SqFt
Agland Value			
Site Improvements			
Total Value	378,792	182.29	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPPF	Fireplace - Prefabricated	0		1 2024	1	5,194.00		5,194
PRCH	Slab Porch - Covered	160255	7x5		35	26.82		939
PRCH	Slab Porch - Covered	160256	12x5		60	26.74		1,604
PRCH	Porch	160257	15x8		120	26.55		3,186



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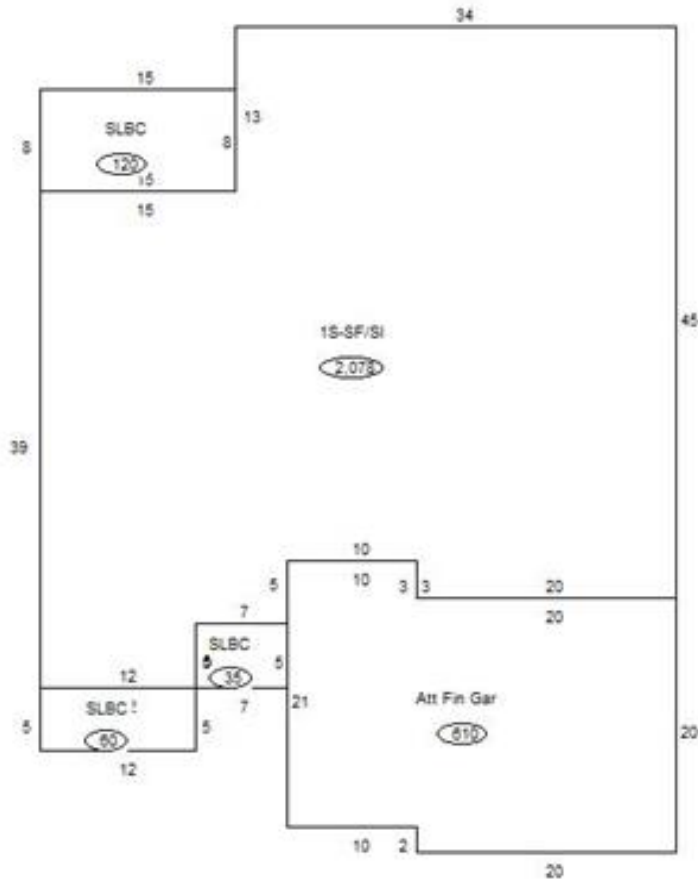
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,078	1.000	2,078
2	G	5		13	Att Fin Gar	610	1.000	610
3	M	PRCH		13	SLBC	35	1.000	35
4	M	PRCH		13	SLBC	60	1.000	60
5	M	PRCH		13	SLBC	120	1.000	120
Total Building Area						2,078		2,078