



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:17:23
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Assessment Data					Primary Image				
Account	660104557								
Parcel ID	00000-0-0-0000778-005-0004								
Cadastral ID	34-21-14-02820								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	348395								
VUE, GAU ZONG									
7407 N 160TH E AVE OWASSO OK 74055-0000									
Parcel Location									
Situs	07407 N 160TH E AVE								
Subdivision	STONE CREEK OF OWASSO								
Lot/Block	0004 / 0005	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: 36.26137462 -95.79474612									
Building Permits									
LOT 4 BLOCK 5 STONE CREEK OF OWASSO									
Number	Description	Opened	Closed	Amount					
R25 218X	NEW SFR 1797 SQ FT	03/2025	12/2025	177,750					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	D.R. HORTON -TULSA LLC	09/05/2025	311,500	15					
/	SHAW HOMES OKLAHOMA INC	12/17/2024	3,711,000	WB					
/	STONE CREEK PROPERTIES LLC	02/14/2022	2,842,000	WB					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2026	Land Value	59,619	59,619	11%	Assessed	34,265	3,356.60	
Year Frozen		Improvements	251,882	251,882		Penalty	0		
Uncapped Value	251,882	Mobile Home	0	0		Exemption	1,000	-98.00	
TIF Project ID	0	Total Value	311,501	311,501		Total Taxable	33,265	3,259.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660104557	D.R. HORTON -TULSA LLC	40	45,580	0	5,014	491.00		
2024	2024-660104557	SHAW HOMES OKLAHOMA INC	40	6,250	0	688	66.00		
2023	2023-660104557	SHAW HOMES OKLAHOMA INC	40	6,250	0	688	64.00		
2022	2022-660104557	SHAW HOMES OKLAHOMA INC	40	6,250	0	688	67.00		
2021	2021-660104557	STONE CREEK PROPERTIES LLC	40	6,250	0	688	67.00		



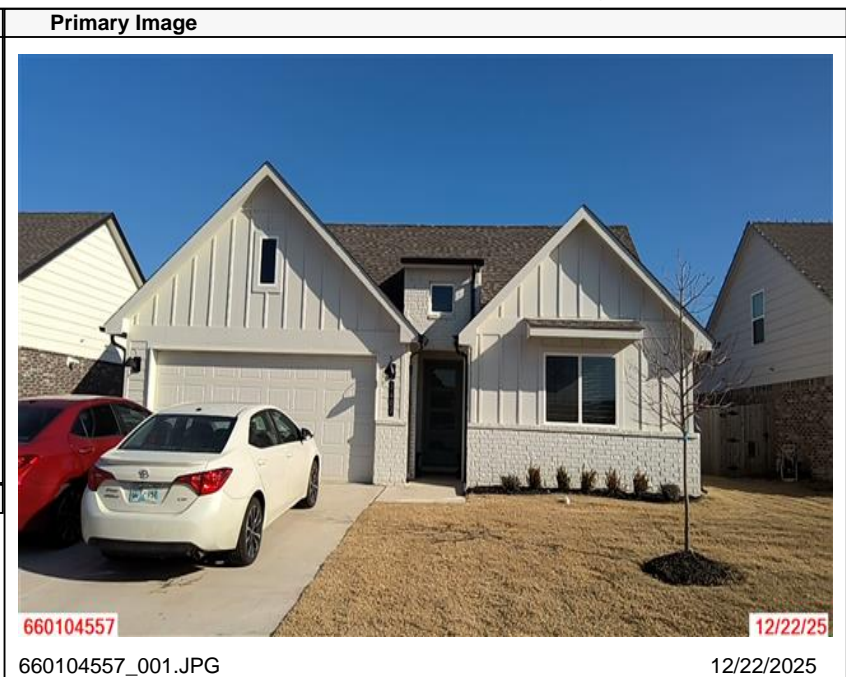
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1974		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	8,600.00 x 5.30 = 45,580		
Factor Value			
Adjustments	1.3080		
Lot Value	59,619		



660104557 12/22/25
 660104557_001.JPG 12/22/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Wood
Base/Total Area	1,838 / 1,838
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,838
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	380 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1

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	106.91	Total Misc Impr	+	2,251
Roofing Adj	+ 4.78	Garage Cost	+	16,378
Subfloor Adj	+ -2.29	Total RCN	=	254,426
Heat/Cool Adj	+ 12.64	Depreciation (1%)	-	2,544
Plumbing Adj	+ 6.25	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	251,882
Adj Base Cost	= 128.29	Lot Value	+	59,619
Total Area	x 1,838	Indicated Value	=	311,501
Adjusted Cost	= 235,797	Value Per SqFt		169.48

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	251,882		
Lot Value	59,619		
Indicated Value	311,501	169.48	Per SqFt
Agland Value			
Site Improvements			
Total Value	311,501	169.48	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	185862	6x4		24	26.85		644
PATC	Patio - Covered	185863	10x8		80	20.09		1,607



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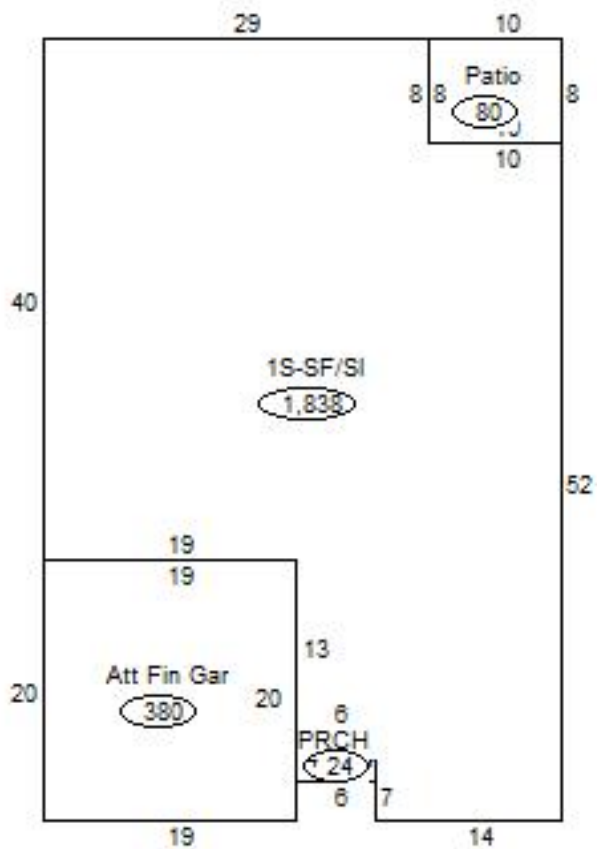
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Sketch Image

660104557



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,838	1.000	1,838
2	G	5		20	Att Fin Gar	380	1.000	380
3	M	PRCH		20	PRCH	24	1.000	24
4	M	PATC		20	Patio	80	1.000	80
Total Building Area						1,838		1,838