



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	660105555			<p>\\tsclient\T\ROB STUFF\2023-2-28\IMG_0030.JPG 2/28/2023</p>					
Parcel ID	000000-0005-005-0-000-00								
Cadastral ID	27-21-14-07840								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	340476								
EVANS, JEFFREY & JILL BREEZE									
7904 N 147TH E AVE OWASSO OK 74055-0000									
Parcel Location									
Situs	07904 N 147TH E AVE								
Subdivision	PRESLEY HOLLOW								
Lot/Block	0005 / 0005	Parcel Size	1 - Lots						
Sec/Twn/Rng	27 / 21 / 14 / 5								
Neighborhood	1087 - R-V04-SW OWASSO								
School District	S021 - OWASSO SCHOOLS								
Legal Description Lat/Long: 36.26761871 -95.80966970				Building Permits					
LOT 5 BLOCK 5 PRESLEY HOLLOW				Number	Description	Opened	Closed	Amount	
				R22 317	R23 NEW SFR 3405 SQ FT	04/2022	02/2023	187,275	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	EXECUTIVE HOMES LLC	12/22/2022	503,000	YES
					/	BLUE CHIP LAND CO LLC	05/19/2022	0	WB
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax
Remove Cap	2023		Land Value	77,290	77,290	11%	Assessed	54,367	5,325.79
Year Frozen			Improvements	416,952	416,952		Penalty	0	
Uncapped Value	0		Mobile Home	0	0	0	Exemption	0	0.00
TIF Project ID	0		Total Value	494,242	494,242	54,367	Total Taxable	54,367	5,326.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660105555	EVANS, JEFFREY &			40	476,984	0	52,468	5,140.00
2024	2024-660105555	EVANS, JEFFREY &			40	503,000	0	55,330	5,316.00
2023	2023-660105555	EVANS, JEFFREY &			40	503,000	0	55,330	5,185.00
2022	2022-660105555	EXECUTIVE HOMES LLC			40	3,394	0	373	37.00



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Lot Data		Square-Foot - NBHD 1087 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.204		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	8,884.00 x 6.00 = 53,304		
Factor Value			
Adjustments	1.4500		
Lot Value	77,290		



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Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,792 / 2,792
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,792
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	640 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adusted 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	416,952		
Lot Value	77,290		
Indicated Value	494,242	177.02	Per SqFt
Agland Value			
Site Improvements			
Total Value	494,242	177.02	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	110.70	Total Misc Impr	+ 11,786
Roofing Adj	+ 5.71	Garage Cost	+ 37,062
Subfloor Adj	+ -4.38	Total RCN	= 425,461
Heat/Cool Adj	+ 16.31	Depreciation (2%)	- 8,509
Plumbing Adj	+ 6.55	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 416,952
Adj Base Cost	= 134.89	Lot Value	+ 77,290
Total Area	x 2,792	Indicated Value	= 494,242
Adjusted Cost	= 376,613	Value Per SqFt	177.02

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	156473	9x7		63	33.00		2,079
PRCH	Slab Porch - Covered	156474	304		304	31.93		9,707



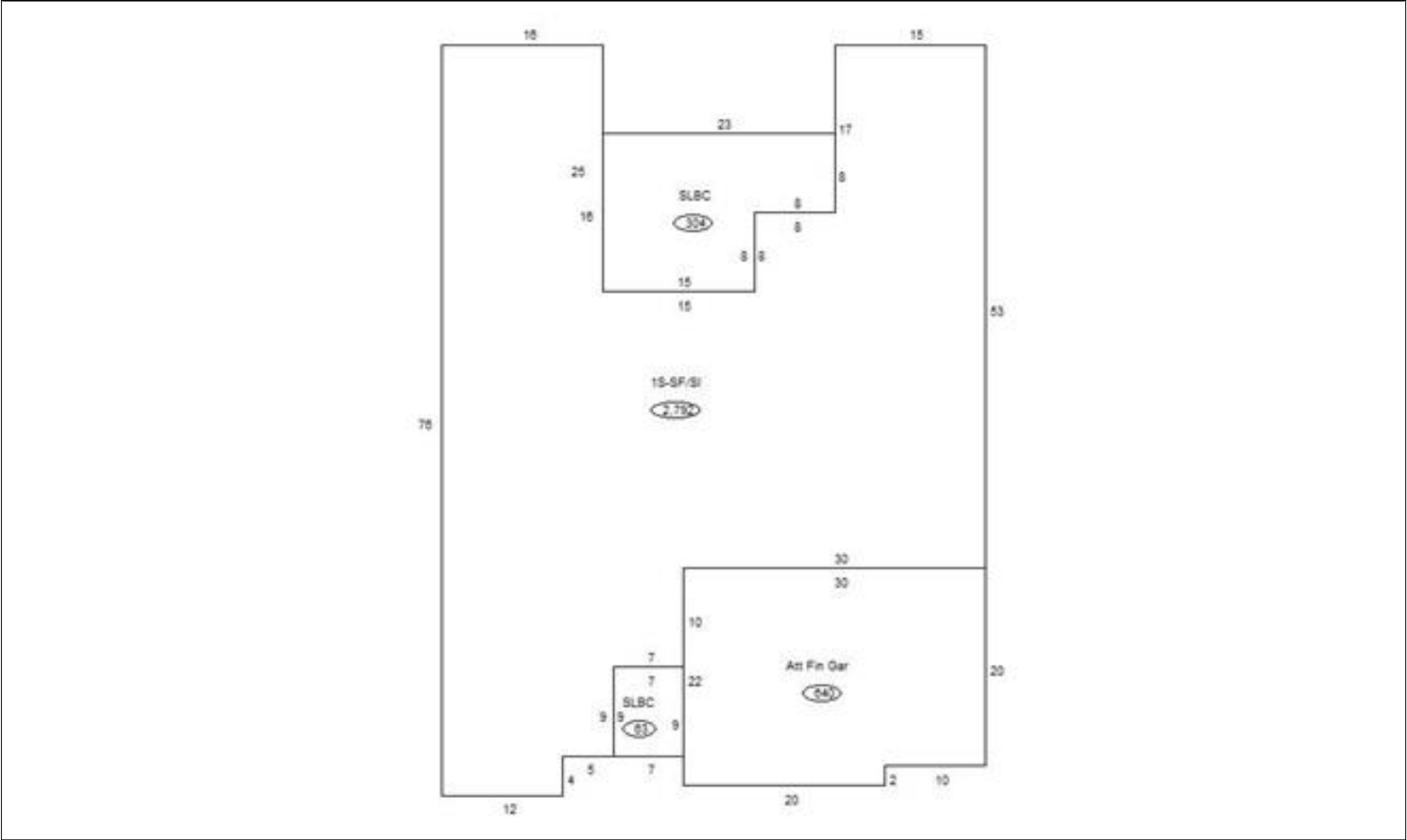
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Sketch Image

660105555



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,792	1.000	2,792
2	G	5		13	Att Fin Gar	640	1.000	640
3	M	PRCH		13	SLBC	63	1.000	63
4	M	PRCH		13	SLBC	304	1.000	304
Total Building Area						2,792		2,792