



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account 660105561 Parcel ID 000000-0006-003-0-000-00 Cadastral ID 27-21-14-07900 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 338124 HOFFMAN, CALVIN & SHELBY 7720 N 147TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07720 N 147TH E AVE Subdivision PRESLEY HOLLOW Lot/Block 0003 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 21 / 14 / 5 Neighborhood 1087 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-11\IMG_0025.JF 8/11/2022</p>														
Legal Description Lat/Long: 36.26629294 -95.80964951																			
LOT 3 BLOCK 6 PRESLEY HOLLOW					Building Permits <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 0815X</td> <td>R23- NEW 1998 SQ FT SFR</td> <td>08/2021</td> <td>08/2022</td> <td>147,950</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 0815X	R23- NEW 1998 SQ FT SFR	08/2021	08/2022	147,950
Number	Description	Opened	Closed	Amount															
R21 0815X	R23- NEW 1998 SQ FT SFR	08/2021	08/2022	147,950															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	EXECUTIVE HOMES LLC	04/27/2022	356,000	YES										
					/	BLUE CHIP LAND CO LLC	09/27/2021	0	WB										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	2023		Land Value 54,894	54,894	11%	6,038	Assessed	39,190	3,839.05										
Year Frozen			Improvements 330,275	301,384		33,152	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-98.00										
TIF Project ID	0		Total Value 385,169	356,278		39,190	Total Taxable	38,190	3,741.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660105561	HOFFMAN, CALVIN & SHELBY			40	345,901	1000	37,049	3,629.00										
2024	2024-660105561	HOFFMAN, CALVIN & SHELBY			40	369,112	1000	39,335	3,779.00										
2023	2023-660105561	HOFFMAN, CALVIN & SHELBY			40	356,000	1000	38,160	3,576.00										
2022	2022-660105561	HOFFMAN, CALVIN & SHELBY			40	3,394	0	373	37.00										



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Lot Data	Square-Foot - NBHD 1087 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.21	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	9,149.00 x 6.00 = 54,894	
Factor Value		
Adjustments	1.0000	
Lot Value	54,894	

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	2,007 / 2,007
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,007
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	653 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	343,673	171.24	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	40,940 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	117.13	Total Misc Impr	+ 13,801	Garage Cost	+ 37,698	Total RCN	= 337,015
Roofing Adj	+ 6.05	Depreciation (2%)	- 6,740	Lump Sums	+ 0	RCNLD	= 330,275
Subfloor Adj	+ -4.62	Lot Value	+ 54,894	Indicated Value	= 385,169	Value Per SqFt	191.91
Heat/Cool Adj	+ 16.31						
Plumbing Adj	+ 7.39						
Basement Adj	+ 0.00						
Adj Base Cost	= 142.26						
Total Area	x 2,007						
Adjusted Cost	= 285,516						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	330,275		
Lot Value	54,894		
Indicated Value	385,169	191.91	Per SqFt
Agland Value			
Site Improvements			
Total Value	385,169	191.91	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	Slab Porch - Covered	154605	6x5		30	33.10	993
PRCH	Slab Porch - Covered	154606	189		189	32.32	6,108
FPPF	Fireplace - Prefabricated			2023	1	6,700.26	6,700



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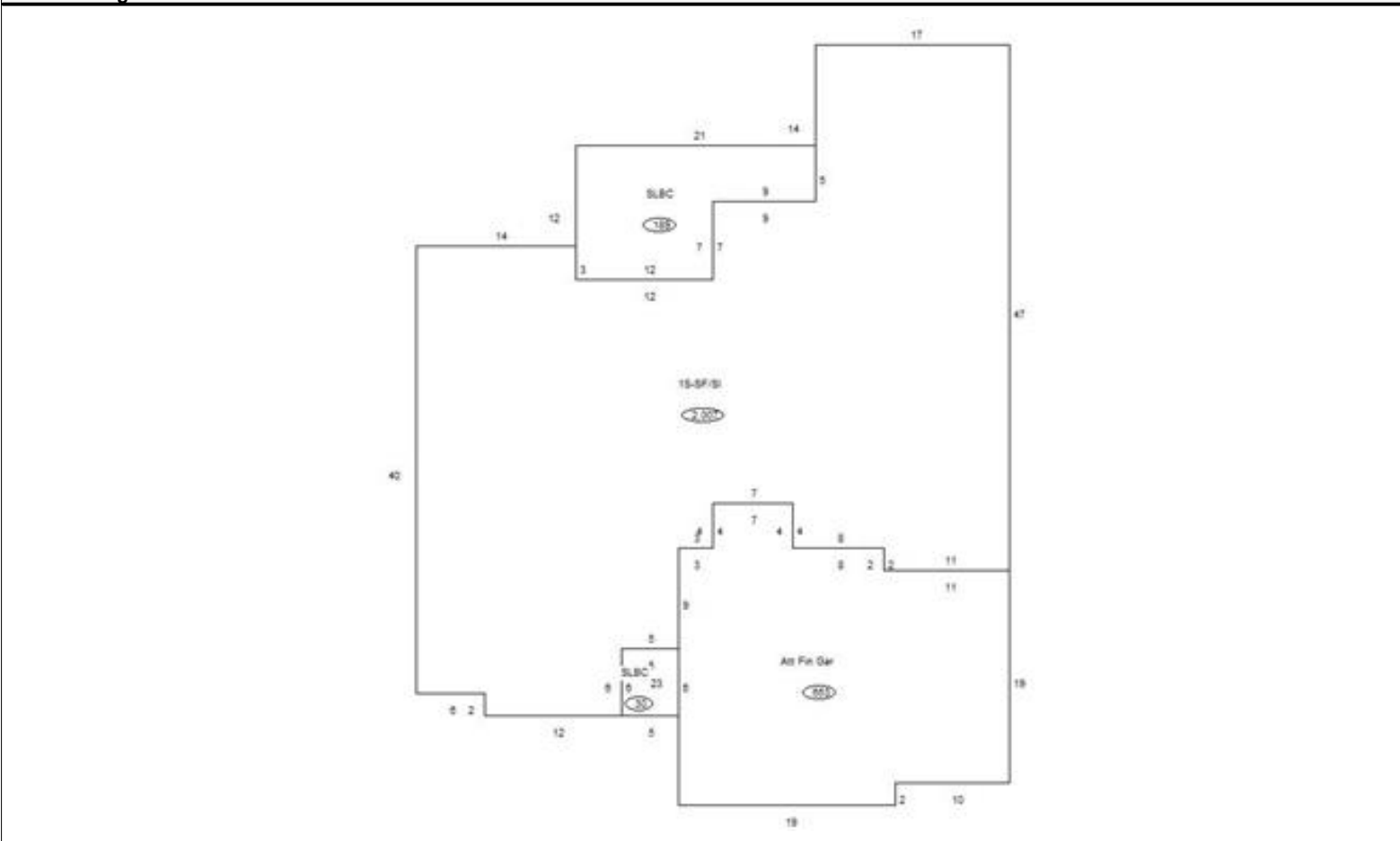
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Sketch Image

660105561



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	2,007	1.000	2,007
2	G	5		10	Att Fin Gar	653	1.000	653
3	M	PRCH		10	SLBC	30	1.000	30
4	M	PRCH		10	SLBC	189	1.000	189
Total Building Area						2,007		2,007