



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:29:56
 Page 1

Assessment Data				Primary Image																																																						
Account	660105572																																																									
Parcel ID	000000-0006-014-0-000-00																																																									
Cadastral ID	27-21-14-08010																																																									
Property Type	REAL - Real Property																																																									
Property Class	URP	VI Area	4																																																							
Tax Area	40 - OWASSO CITY																																																									
Name ID	346237																																																									
THEOPHILOS, DINA SEPARATE PROPERTY TRUST																																																										
14707 E 77TH ST N OWASSO OK 74055-0000																																																										
Parcel Location																																																										
Situs	14704 E 77TH ST N																																																									
Subdivision	PRESLEY HOLLOW																																																									
Lot/Block	0014 / 0006	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: 36.26432211 -95.80943751			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>R23 1202X</td> <td>R25 NEW SFR 3070 SQ FT</td> <td>01/2024</td> <td>08/2024</td> <td>230,250</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R23 1202X	R25 NEW SFR 3070 SQ FT	01/2024	08/2024	230,250																																							
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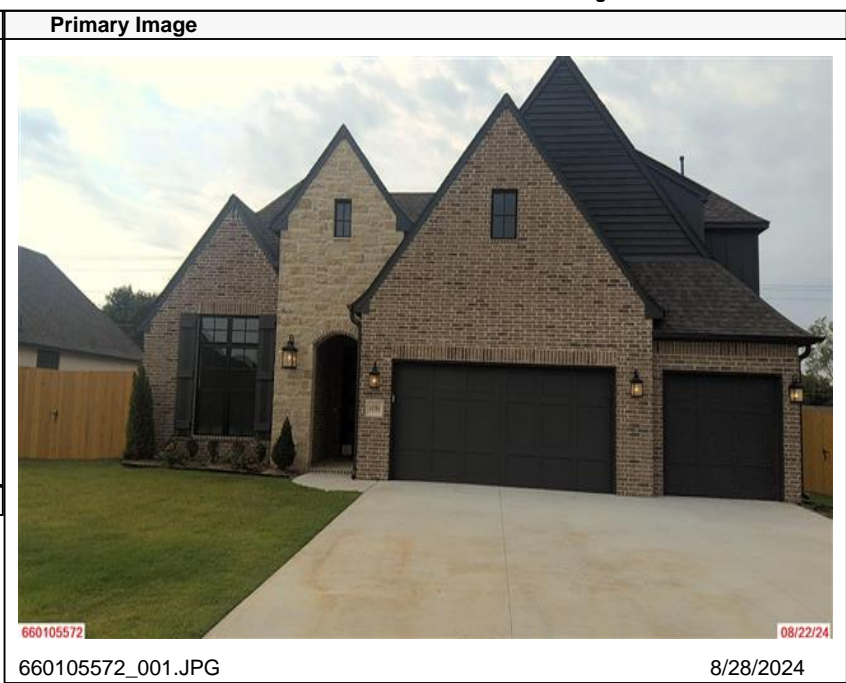
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 Time 10:29:56
 Page 2

Lot Data		Square-Foot - NBHD 1087 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2365		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	10,304.00 x 5.92 = 61,003		
Factor Value			
Adjustments	2.6679		
Lot Value	162,753		



660105572_001.JPG 8/28/2024

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4.5 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	2,284 / 3,074
Style	100% 1 1/2 Story Finished
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	2,284
Fixture/RghIn	/
Bed/F/H Bath	/ 3.0 / 1.0
Basement Area	
Garage Type	586 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 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	106.61	Total Misc Impr	+ 13,899				
Roofing Adj	+ 4.66	Garage Cost	+ 36,672				
Subfloor Adj	+ -3.43	Total RCN	= 407,094				
Heat/Cool Adj	+ 0.00	Depreciation (1%)	- 4,071				
Plumbing Adj	+ 8.14	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 403,023				
Adj Base Cost	= 115.98	Lot Value	+ 162,753				
Total Area	x 3,074	Indicated Value	= 565,776				
Adjusted Cost	= 356,523	Value Per SqFt	184.05				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	403,023		
Lot Value	162,753		
Indicated Value	565,776	184.05	Per SqFt
Agland Value			
Site Improvements			
Total Value	565,776	184.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPPF	Fireplace - Prefabricated	0		1	1	7,141.75		7,142
PRCH	Porch	160947	6x5		30	36.58		1,097
PATC	Patio - Covered	160948	18x14		252	22.46		5,660



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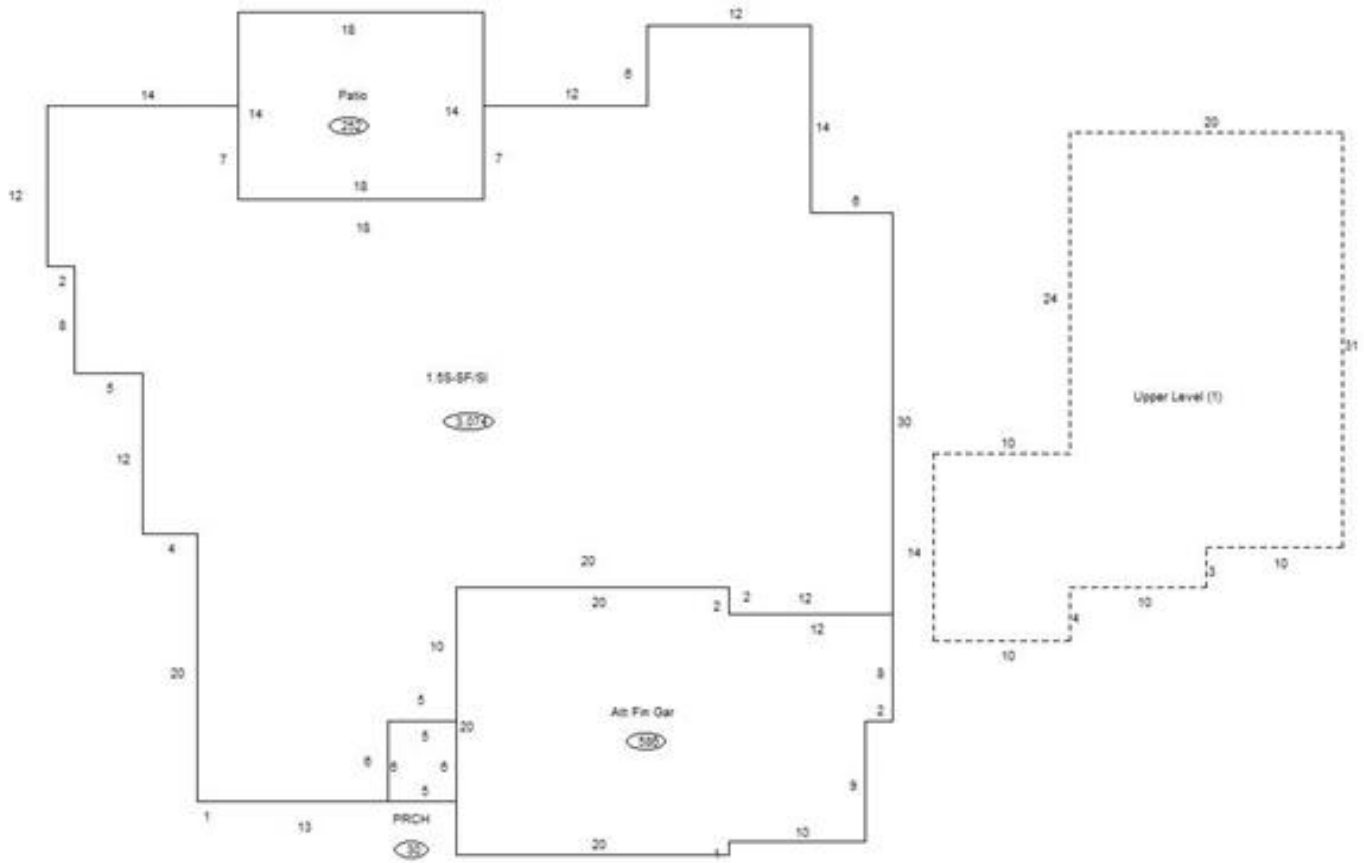
Date 04/18/2026

Time 10:29:56

Page 3

Sketch Image

660105572



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5S-SF/SI	2,284	1.346	3,074
2	U	^UL		10	Upper Level (1)	790	1.000	790
3	G	5		10	Att Fin Gar	586	1.000	586
4	M	PRCH		10	PRCH	30	1.000	30
5	M	PATC		10	Patio	252	1.000	252
Total Building Area						2,284		3,074