



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:31:53
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Assessment Data					Primary Image				
Account	660105634								
Parcel ID	000000-0010-004-0-000-00								
Cadastral ID	27-21-14-08630								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	4						
Tax Area	40 - OWASSO CITY								
Name ID	345998								
GINN, JAYMES A & ASHLEE K									
14802 E 77TH PL N OWASSO OK 74055-0000									
Parcel Location									
Situs	14802 E 77TH PL N								
Subdivision	PRESLEY HOLLOW								
Lot/Block	0004 / 0010	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: 36.26522043 -95.80857707									
Building Permits									
LOT 4 BLOCK 10 PRESLEY HOLLOW									
Number	Description	Opened	Closed	Amount					
R21 0905X	R23- NEW 2591 SQ FT SFR	10/2021	08/2022	204,435					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	No	1,000						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	SAWYER, JAMES & LINDA	12/06/2024	504,000	YES					
/	EXECUTIVE HOMES LLC	05/31/2022	479,500	YES					
/	BLUE CHIP LAND CO LLC	10/28/2021	0	WB					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2025	Land Value	78,937	78,937	11%	8,683	Assessed	58,212 5,702.45	
Year Frozen		Improvements	451,884	450,263		49,529	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	530,821	529,200		58,212	Total Taxable	58,212 5,702.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660105634	GINN, JAYMES A & ASHLEE K	40	504,000	0	55,440	5,431.00		
2024	2024-660105634	SAWYER, JAMES & LINDA	40	479,614	1000	51,757	4,972.00		
2023	2023-660105634	SAWYER, JAMES & LINDA	40	479,500	1000	51,745	4,849.00		
2022	2022-660105634	SAWYER, JAMES & LINDA	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	0.2088		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	9,094.00 x 6.00 = 54,564		
Factor Value			
Adjustments	1.4467		
Lot Value	78,937		



\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-16\IMG_0005.JF 8/16/2022

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	2,884 / 2,884
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,884
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	833 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	
Adusted R	0.8445		
Indicated Value	445,840	154.59	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	584,810		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.16	Total Misc Impr	+	26,869			
Roofing Adj	+ 5.68	Garage Cost	+	47,406			
Subfloor Adj	+ -4.37	Total RCN	=	461,106			
Heat/Cool Adj	+ 16.31	Depreciation (2%)	-	9,222			
Plumbing Adj	+ 6.35	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	451,884			
Adj Base Cost	= 134.13	Lot Value	+	78,937			
Total Area	x 2,884	Indicated Value	=	530,821			
Adjusted Cost	= 386,831	Value Per SqFt		184.06			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	451,884		
Lot Value	78,937		
Indicated Value	530,821	184.06	Per SqFt
Agland Value			
Site Improvements			
Total Value	530,821	184.06	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154729	613		613	30.96		18,978
PRCH	Slab Porch - Covered	154730	6x6		36	33.08		1,191
FPPF	Fireplace - Prefabricated			1	1	6,700.26		6,700



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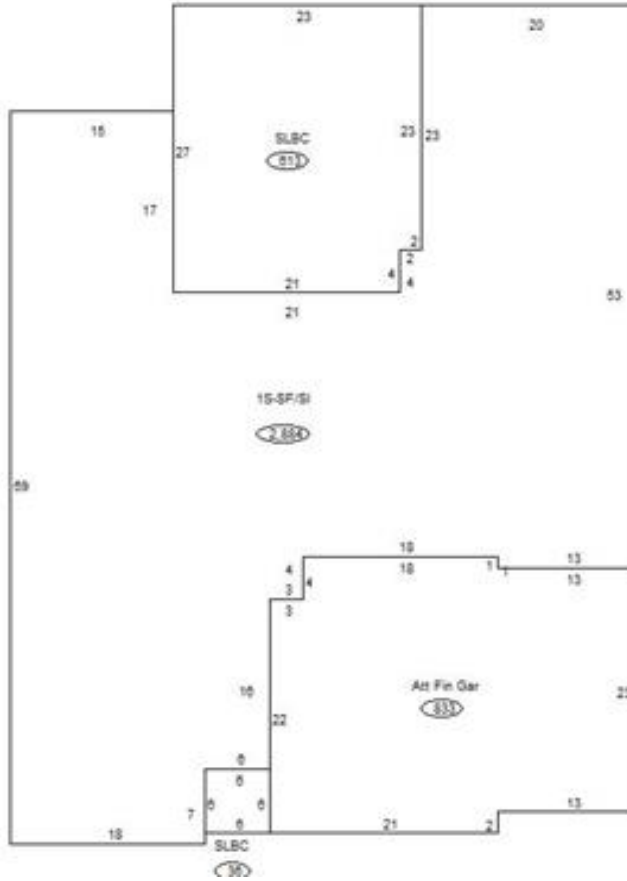
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Sketch Image

660105634



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,884	1.000	2,884
2	G	5		13	Att Fin Gar	833	1.000	833
3	M	PRCH		13	SLBC	613	1.000	613
4	M	PRCH		13	SLBC	36	1.000	36
Total Building Area						2,884		2,884