



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:34:29
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Assessment Data					Primary Image														
Account 660105785 Parcel ID 000000-0006-008-0-000-00 Cadastral ID 01-20-14-04440 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 335544 WHITMIRE, CLAY & JULIE 18320 E DOGWOOD TRL OWASSO OK 74055-0000 Parcel Location Situs 18320 E DOGWOOD TRL Subdivision HIGHLAND MEADOWS AT STONE CANYON Lot/Block 0008 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1041 - R-V01,4-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\ROB STUFF\2023-3-29\IMG_0015.JPG 3/29/2023</p>														
Legal Description Lat/Long: 36.24753267 -95.77253483																			
LOT 8 BLOCK 6 HIGHLAND MEADOWS AT STONE CANYON					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>R22 057</td> <td>R23 NEW SFR 5192 SQ FT</td> <td>02/2022</td> <td>03/2023</td> <td>798,715</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 057	R23 NEW SFR 5192 SQ FT	02/2022	03/2023	798,715
Number	Description	Opened	Closed	Amount															
R22 057	R23 NEW SFR 5192 SQ FT	02/2022	03/2023	798,715															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	C.A.B.O. DEVELOPMENT COMPANY LI	07/01/2021	100,000	YES										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	2022		Land Value	122,005	122,005	11%	Assessed	109,045	10,682.05										
Year Frozen			Improvements	890,820	869,311		Penalty	0											
Uncapped Value	0		Mobile Home	0	0		Exemption	1,000	-98.00										
TIF Project ID	0		Total Value	1,012,825	991,316		Total Taxable	108,045	10,584.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660105785	WHITMIRE, CLAY & JULIE			3	962,443	1000	104,869	10,273.00										
2024	2024-660105785	WHITMIRE, CLAY & JULIE			3	965,948	1000	101,939	9,793.00										
2023	2023-660105785	WHITMIRE, CLAY & JULIE			3	100,000	0	11,000	1,031.00										
2022	2022-660105785	WHITMIRE, CLAY & JULIE			3	100,000	0	11,000	1,078.00										



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Lot Data		Square-Foot - NBHD 1041 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6276		
Topography			
Street Access			
Utilities			
Amenities	LOT TYPE		0
	GATED		0
Method	Square-Foot		
Base Lot Value	27,339.00 x 4.35 = 118,925		
Factor Value			
Adjustments	1.0259		
Lot Value	122,005		



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Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5.5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Veneer, Stone
Base/Total Area	5,182 / 5,182
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	5,182
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	1,308 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 1

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	AO3 Residential
Adusted R	0.8747
Indicated Value	974,852 188.12 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	1,105,810 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	890,820
Lot Value	122,005
Indicated Value	1,012,825 195.45 Per SqFt
Agland Value	
Site Improvements	
Total Value	1,012,825 195.45 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	117.43	Total Misc Impr	+ 48,843
Roofing Adj	+ 6.52	Garage Cost	+ 107,047
Subfloor Adj	+ -6.07	Total RCN	= 899,818
Heat/Cool Adj	+ 20.10	Depreciation (1%)	- 8,998
Plumbing Adj	+ 5.58	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 890,820
Adj Base Cost	= 143.56	Lot Value	+ 122,005
Total Area	x 5,182	Indicated Value	= 1,012,825
Adjusted Cost	= 743,928	Value Per SqFt	195.45

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	156667	149		149	45.13		6,724
PRCH	Slab Porch - Covered	156668	610		610	42.88		26,157
FPPF	Fireplace - Prefabricated		1	2023	1	8,258.46		8,258
ODFP	Outdoor Fireplace/Firepit		1	2023	1	7,704.33		7,704
SHLT	STORM SHELTER (AG)		1	2023	1	0.00		

