



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:35:00  
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Assessment Data				Primary Image						
Account	660105803									
Parcel ID	000000-0001-002-0-000-00									
Cadastral ID	34-21-14-00330									
Property Type	REAL - Real Property									
Property Class	URP	VI Area	4							
Tax Area	40 - OWASSO CITY									
Name ID	332375									
D.R. HORTON-TEXAS LTD										
3863 S 103RD E AVE TULSA OK 74146-0000										
Parcel Location										
Situs	07516 N 154TH E AVE									
Subdivision	HAWK'S LANDING									
Lot/Block	0002 / 0001	Parcel Size	1 - Lots							
Sec/Twn/Rng	34 / 21 / 14 / 5									
Neighborhood	1059 - R-V04-SW OWASSO									
School District	S021 - OWASSO SCHOOLS									
Legal Description Lat/Long: 36.26359730 -95.80291825				Building Permits						
LOT 2 BLOCK 1 HAWK'S LANDING				Number	Description	Opened	Closed	Amount		
				R25 517X	NEW SFR 2031 SQ FT	06/2025	12/2025	200,400		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					/	PREMIUM LAND LLC	09/12/2024	2,508,000	WB	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2025		Land Value	28,571	28,571	11%	Assessed	15,077	1,476.94	
Year Frozen			Improvements	108,487	108,487		Penalty	0		
Uncapped Value	108,487		Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0		Total Value	137,058	137,058	15,077	Total Taxable	15,077	1,477.00	
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660105803	D.R. HORTON-TEXAS LTD			40	39,840	0	4,382	429.00	
2024	2024-660105803	D.R. HORTON-TEXAS LTD			40	28,571	0	3,143	302.00	
2023	2023-660105803	PREMIUM LAND LLC			40	28,570	0	3,143	295.00	
2022	2022-660105803	PREMIUM LAND LLC			40	28,571	0	3,143	308.00	



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Lot Data		- HAWK'S LANDING DEV DEF	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1726		
Topography			
Street Access			
Utilities			
Amenities			0
			0
<b>Method</b>			
Base Lot Value	1.00 x 28,571.00 = 28,571		
Factor Value			
Adjustments	1.0000		
Lot Value	28,571		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	2,018 / 2,018
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,018
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	360 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 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	105.19	Total Misc Impr	+ 3,919
Roofing Adj	+ 4.69	Garage Cost	+ 15,710
Subfloor Adj	+ -2.19	Total RCN	= 273,958
Heat/Cool Adj	+ 12.64	Depreciation ( 1%)	- 2,740
Plumbing Adj	+ 5.70	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 271,218
Adj Base Cost	= 126.03	Lot Value	+ 28,571
Total Area	x 2,018	Indicated Value	= 299,789
Adjusted Cost	= 254,329	Value Per SqFt	148.56

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	271,218		
Lot Value	28,571		
Indicated Value	299,789	148.56	Per SqFt
Agland Value			
Site Improvements			
Total Value	299,789	148.56	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	188158	11x6		66	26.72		1,764
PATC	Patio - Covered	188159	18x6		108	19.95		2,155



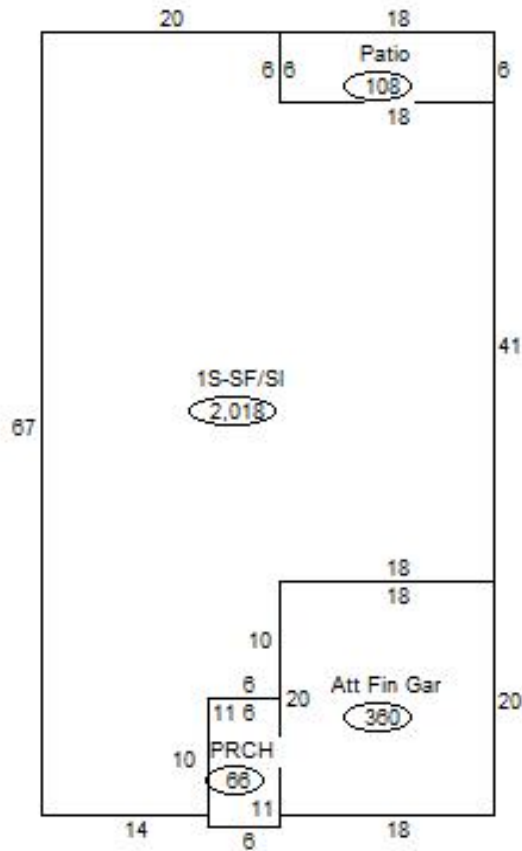
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Sketch Image

660105803



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	2,018	1.000	2,018
2	G	5		20	Att Fin Gar	360	1.000	360
3	M	PRCH		20	PRCH	66	1.000	66
4	M	PATC		20	Patio	108	1.000	108
<b>Total Building Area</b>						2,018		2,018