




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:35:29  
Page 1

Assessment Data				Primary Image													
<b>Account</b> 660105818 <b>Parcel ID</b> 000000-0001-017-0-000-00 <b>Cadastral ID</b> 34-21-14-00480 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 4 <b>Tax Area</b> 40 - OWASSO CITY <b>Name ID</b> 349712 STAGNER, NICOLE LYNN  7402 N 154TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 07402 N 154TH E AVE <b>Subdivision</b> HAWK'S LANDING <b>Lot/Block</b> 0017 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 34 / 21 / 14 / 5 <b>Neighborhood</b> 1059 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS				 <p>660105818 12/23/25</p> <p>660105818_001.JPG 12/23/2025</p>													
<b>Legal Description</b> Lat/Long: 36.26077952 -95.80273990																	
LOT 17 BLOCK 1 HAWK'S LANDING				<b>Building Permits</b> <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>R25 213X</td> <td>NEW SFR 1181 SQ FT</td> <td>03/2025</td> <td>12/2025</td> <td>193,350</td> </tr> </tbody> </table>				Number	Description	Opened	Closed	Amount	R25 213X	NEW SFR 1181 SQ FT	03/2025	12/2025	193,350
Number	Description	Opened	Closed	Amount													
R25 213X	NEW SFR 1181 SQ FT	03/2025	12/2025	193,350													
<b>Exemptions</b>				<b>Sale History</b>													
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>								
					/	D.R. HORTON-TEXAS LTD LP	02/27/2026	330,000	YES								
					/	PREMIUM LAND LLC	01/06/2025	68,000	15								
<b>Parcel Valuation</b>																	
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	97.960	<b>Current Tax</b>								
<b>Remove Cap</b>	2027		<b>Land Value</b>	6,250	6,250	11%	<b>Assessed</b>	13,730	1,344.99								
<b>Year Frozen</b>			<b>Improvements</b>	118,567	118,567		<b>Penalty</b>	0									
<b>Uncapped Value</b>	118,567		<b>Mobile Home</b>	0	0	0	<b>Exemption</b>	0	0.00								
<b>TIF Project ID</b>	0		<b>Total Value</b>	124,817	124,817	13,730	<b>Total Taxable</b>	13,730	1,345.00								
<b>Assessment History</b>																	
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>								
2025	2025-660105818	D.R. HORTON-TEXAS LTD LP			40	40,794	0	3,300	323.00								
2024	2024-660105818	PREMIUM LAND LLC			40	28,571	0	3,143	302.00								
2023	2023-660105818	PREMIUM LAND LLC			40	28,570	0	3,143	295.00								
2022	2022-660105818	PREMIUM LAND LLC			40	28,571	0	3,143	308.00								



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 Page 2

Lot Data		- STONE CREEK OF OWASSO - DEV DEF	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1767		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
<b>Method</b>			
Base Lot Value	1.00 x 6,250.00 = 6,250		
Factor Value			
Adjustments	1.0000		
Lot Value	6,250		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	2,254 / 2,254
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,254
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
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	108.08	Total Misc Impr	+ 5,896
Roofing Adj	+ 5.23	Garage Cost	+
Subfloor Adj	+ -3.40	Total RCN	= 299,412
Heat/Cool Adj	+ 14.47	Depreciation ( 1%)	- 2,994
Plumbing Adj	+ 5.84	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 296,418
Adj Base Cost	= 130.22	Lot Value	+ 6,250
Total Area	x 2,254	Indicated Value	= 302,668
Adjusted Cost	= 293,516	Value Per SqFt	134.28

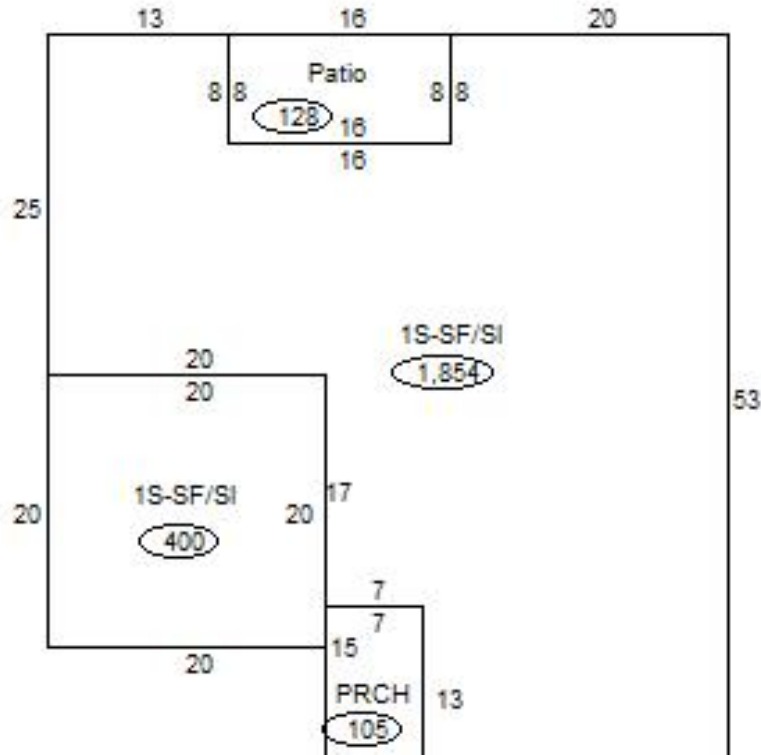
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	296,418		
Lot Value	6,250		
Indicated Value	302,668	134.28	Per SqFt
Agland Value			
Site Improvements			
Total Value	302,668	134.28	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	188081	15x7		105	29.19		3,065
PATC	Patio - Covered	188082	16x8		128	22.12		2,831



Sketch Image

660105818



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,854	1.000	1,854
2	R	1	Slab	20	1S-SF/SI	400	1.000	400
3	M	PRCH		20	PRCH	105	1.000	105
4	M	PATC		20	Patio	128	1.000	128
<b>Total Building Area</b>						2,254		2,254