



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:40:06  
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Assessment Data				Primary Image							
Account	660106129			No Image On File							
Parcel ID	000000-0002-011-0-000-00										
Cadastral ID	08-21-15-05430										
Property Type	REAL - Real Property										
Property Class	RRP	VI Area	4								
Tax Area	7 - OWASSO/LIMESTONE FIRE										
Name ID	323896										
BIRCHWOOD DEVELOPMENT LLC											
PO BOX 874 OWASSO OK 74055-0000											
Parcel Location											
Situs											
Subdivision	BIRCHWOOD										
Lot/Block	0011 / 0002	Parcel Size	1 - Lots								
Sec/Twn/Rng	8 / 21 / 15 / 5										
Neighborhood	1142 - R-V01-SW OWASSO										
School District	S021 - OWASSO SCHOOLS										
Legal Description Lat/Long: 36.31082481 -95.73872595				Building Permits							
LOT 11 BLOCK 2 BIRCHWOOD				Number	Description	Opened	Closed	Amount			
Exemptions				Sale History							
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code		
Parcel Valuation											
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax			
Remove Cap		Land Value	9,678	9,678	11%	1,065	Assessed	1,065	115.59		
Year Frozen		Improvements	0	0		0	Penalty	0			
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00		
TIF Project ID	0	Total Value	9,678	9,678		1,065	Total Taxable	1,065	116.00		
Assessment History											
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax				
2025	2025-660106129	BIRCHWOOD DEVELOPMENT LLC	7	9,678	0	1,065	115.00				
2024	2024-660106129	BIRCHWOOD DEVELOPMENT LLC	7	9,678	0	1,065	117.00				
2023	2023-660106129	BIRCHWOOD DEVELOPMENT LLC	7	9,678	0	1,065	115.00				
2022	2022-660106129	BIRCHWOOD DEVELOPMENT LLC	7	9,678	0	1,065	119.00				



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Lot Data		Square-Foot - NBHD 1142 #1		Primary Image				
Lot Size	0	0						
Lot Count	1							
Units Buildable								
Non-Ag Acres	0.5488							
Topography								
Street Access								
Utilities								
Amenities			0					
			0					
Method	Square-Foot							
Base Lot Value	23,905.00 x 9,678.00 = 9,678							
Factor Value								
Adjustments	1.0000							
Lot Value	9,678							
<b>Residential Data</b>								
Type								
Condition	4 - Good							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	9,678				
Total Area	x	Indicated Value	=	9,678				
Adjusted Cost	= 0	Value Per SqFt		0.00				
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 9,678				
				Indicated Value 9,678 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 9,678 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value