



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 10:42:12
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| Assessment Data | | | | | Primary Image | | | | | | | | | | | | | | |
|-------------------------------------------------|---------------------------|-----------------------------|----------|-------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------|------------|-------------|------|--------|-------------|--------|--------|--------|---------|------------------------|---------|---------|---------|
| Account | 660106197 | | | | <p>\\tsclient\T\ROB STUFF\2023-6-9\IMG_0005.JPG 6/12/2023</p> | | | | | | | | | | | | | | |
| Parcel ID | 000000-0005-008-0-000-00 | | | | | | | | | | | | | | | | | | |
| Cadastral ID | 08-21-15-06110 | | | | | | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | | | | | | |
| Property Class | RRP | VI Area 4 | | | | | | | | | | | | | | | | | |
| Tax Area | 7 - OWASSO/LIMESTONE FIRE | | | | | | | | | | | | | | | | | | |
| Name ID | 348581 | | | | | | | | | | | | | | | | | | |
| FLORES, ROCIO & BERNABE E | | | | | | | | | | | | | | | | | | | |
| 20927 S RICHMOND AVE CLAREMORE OK 74019-0000 | | | | | | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | | | | | | |
| Situs | 20927 S RICHMOND AVE | | | | | | | | | | | | | | | | | | |
| Subdivision | BIRCHWOOD | | | | | | | | | | | | | | | | | | |
| Lot/Block | 0008 / 0005 | Parcel Size 1 - Lots | | | | | | | | | | | | | | | | | |
| Sec/Twn/Rng | 8 / 21 / 15 / 5 | | | | | | | | | | | | | | | | | | |
| Neighborhood | 1142 - R-V01-SW OWASSO | | | | | | | | | | | | | | | | | | |
| School District | S021 - OWASSO SCHOOLS | | | | | | | | | | | | | | | | | | |
| Legal Description | | | | | Building Permits | | | | | | | | | | | | | | |
| Lat/Long: 36.30878936 -95.73519712 | | | | | <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 105</td> <td>R23 NEW SFR 2339 SQ FT</td> <td>03/2022</td> <td>06/2023</td> <td>272,700</td> </tr> </tbody> </table> | | | | | Number | Description | Opened | Closed | Amount | R22 105 | R23 NEW SFR 2339 SQ FT | 03/2022 | 06/2023 | 272,700 |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | | | | | | |
| R22 105 | R23 NEW SFR 2339 SQ FT | 03/2022 | 06/2023 | 272,700 | | | | | | | | | | | | | | | |
| LOT 8 BLOCK 5 BIRCHWOOD | | | | | | | | | | | | | | | | | | | |
| Exemptions | | | | | Sale History | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code | | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | / | CHEVALIER, JUDSON & CAITLIN | 10/22/2025 | 465,000 | YES | | | | | | | | | | |
| | | | | | / | LANDMARK HOMES LLC | 05/06/2024 | 460,000 | YES | | | | | | | | | | |
| | | | | | / | BIRCHWOOD DEVELOPMENT LLC | 04/10/2024 | 0 | 5 | | | | | | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 108.538 | Current Tax | | | | | | | | | | | |
| Remove Cap | 2026 | Land Value | 102,326 | 102,326 | 11% | Assessed | 51,284 | 5,566.26 | | | | | | | | | | | |
| Year Frozen | | Improvements | 363,895 | 363,895 | | Penalty | 0 | | | | | | | | | | | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | 0 | Exemption | 1,000 | -97.00 | | | | | | | | | | | |
| TIF Project ID | 0 | Total Value | 466,221 | 466,221 | 51,284 | Total Taxable | 50,284 | 5,469.00 | | | | | | | | | | | |
| Assessment History | | | | | | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | | | | | | |
| 2025 | 2025-660106197 | CHEVALIER, JUDSON & CAITLIN | 7 | 460,839 | 0 | 50,693 | 5,502.00 | | | | | | | | | | | | |
| 2024 | 2024-660106197 | CHEVALIER, JUDSON & CAITLIN | 7 | 186,583 | 0 | 20,525 | 2,265.00 | | | | | | | | | | | | |
| 2023 | 2023-660106197 | BIRCHWOOD DEVELOPMENT LLC | 7 | 9,678 | 0 | 1,065 | 115.00 | | | | | | | | | | | | |
| 2022 | 2022-660106197 | BIRCHWOOD DEVELOPMENT LLC | 7 | 9,678 | 0 | 1,065 | 119.00 | | | | | | | | | | | | |



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| Lot Data | | Square-Foot - NBHD 1142 #1 | |
|-----------------|----------------------------|----------------------------|--|
| Lot Size | 0 | 0 | |
| Lot Count | 1 | | |
| Units Buildable | | | |
| Non-Ag Acres | 0.522 | | |
| Topography | | | |
| Street Access | | | |
| Utilities | | | |
| Amenities | | 0 | |
| | | 0 | |
| Method | Square-Foot | | |
| Base Lot Value | 22,739.00 x 4.50 = 102,326 | | |
| Factor Value | | | |
| Adjustments | 1.0000 | | |
| Lot Value | 102,326 | | |



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| Residential Data | |
|------------------|--------------------------------------|
| Type | 1 Single Family Residence |
| Condition | 4 - Good |
| Quality | 3.5 - Average |
| Architecture | |
| Style | 100% One Story |
| Exterior Wall | 95% Veneer, Masonry 5% Veneer, Stone |
| Base/Total Area | 2,353 / 2,353 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 2,353 |
| Fixture/RghIn | / |
| Bed/F/H Bath | 4 / 1.0 / 1.0 |
| Basement Area | |
| Garage Type | 968 Attached Garage - Finished |
| Remodel | |
| Year/Eff Age | 2023 / 2 |

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 | 6 |
| Indicated Value | 467,310 Per SqFt |

Value Reconciliation

| | | | |
|-------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 363,895 | | |
| Lot Value | 102,326 | | |
| Indicated Value | 466,221 | 198.14 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 466,221 | 198.14 | Total Value Per SqFt |

| Cost Approach | | Manual : 01/2025 | |
|---------------|-----------|--------------------|-----------|
| Base Cost | 109.82 | Total Misc Impr | + 17,812 |
| Roofing Adj | + 5.21 | Garage Cost | + 45,148 |
| Subfloor Adj | + -3.40 | Total RCN | = 371,321 |
| Heat/Cool Adj | + 14.47 | Depreciation (2%) | - 7,426 |
| Plumbing Adj | + 4.95 | Lump Sums | + 0 |
| Basement Adj | + 0.00 | RCNLD | = 363,895 |
| Adj Base Cost | = 131.05 | Lot Value | + 102,326 |
| Total Area | x 2,353 | Indicated Value | = 466,221 |
| Adjusted Cost | = 308,361 | Value Per SqFt | 198.14 |

Miscellaneous Improvements

| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
|------|---------------------------------|-----------|------|------|-------|-----------|------|-------|
| PRCH | Slab Porch - Covered | 157317 | 11x6 | | 66 | 29.32 | | 1,935 |
| PRCH | Slab Porch - Covered | 157318 | 333 | | 333 | 28.37 | | 9,447 |
| FPR1 | Fireplace - Residential 1 Story | | | 2023 | 1 | 6,429.63 | | 6,430 |



Rogers

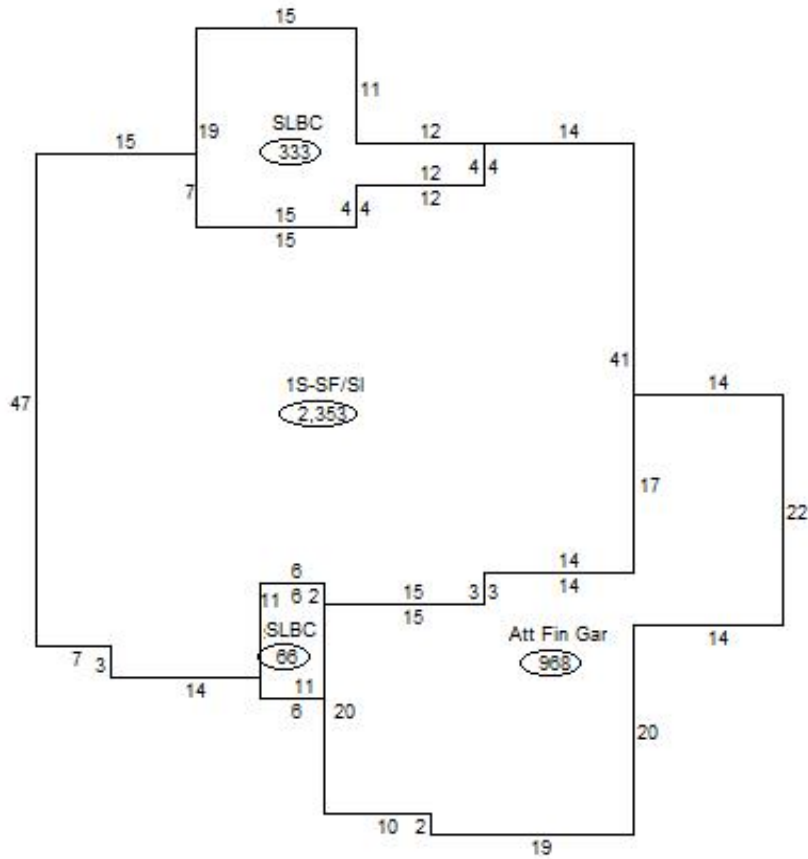
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|--------------|------------|--------------|
| 1 | R | 1 | Slab | 20 | 1S-SF/SI | 2,353 | 1.000 | 2,353 |
| 2 | G | 5 | | 20 | Att Fin Gar | 968 | 1.000 | 968 |
| 3 | M | PRCH | | 20 | SLBC | 66 | 1.000 | 66 |
| 4 | M | PRCH | | 20 | SLBC | 333 | 1.000 | 333 |
| Total Building Area | | | | | | 2,353 | | 2,353 |