



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 11:07:06  
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Assessment Data	Primary Image
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**Account** 660108153  
**Parcel ID** 000223-0004-002-0-000-00  
**Cadastral ID** 02-20-14-06050  
**Property Type** REAL - Real Property  
**Property Class** RRP VI Area 3  
**Tax Area** 3 - OWASSO RURAL/NO FIRE  
**Name ID** 344481  
 HAGOOD, PAUL GUY &  
 EMILY L  
  
 17611 E PATRIOT DR  
 OWASSO OK 74055-0000  
  
**Parcel Location**  
**Situs** 17611 E PATRIOT DR  
**Subdivision** COVES AT STONE CANYON PHASE I  
**Lot/Block** 0002 / 0004 Parcel Size 1 - Lots  
**Sec/Twn/Rng** 2 / 20 / 14 / 5  
**Neighborhood** 1041 - R-V01,4-SW OWASSO  
**School District** S021 - OWASSO SCHOOLS



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Legal Description	Lat/Long: 36.24914676 -95.78364718
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LOT 2 BLOCK 4 THE COVES AT STONE CANYON PHASE I

Building Permits					
Number	Description	Opened	Closed	Amount	

Number	Description	Opened	Closed	Amount	
R24 065	NEW POOL	10/2024	08/2025	65,000	
R24 148	NEW SFR 4791 SQ FT	05/2024	08/2025	1,400,000	

Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code

Code	Type	Active	Maximum	Exemption
H	Homestead	Yes	1,000	1,000

Bk/Pg	Grantor	Date	Price	Code
/	TRUE NORTH HOMES LLC	05/23/2024	260,000	YES
/	C.A.B.O. DEVELOPMENT COMPANY LI	08/11/2023	250,000	15

Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax

Remove Cap	2025	Land Value	260,000	260,000	11%	28,600	Assessed	142,096	13,919.72
Year Frozen		Improvements	1,031,779	1,031,779		113,496	Penalty	0	
Uncapped Value	1,031,779	Mobile Home	0	0		0	Exemption	1,000	-98.00
TIF Project ID	0	Total Value	1,291,779	1,291,779		142,096	Total Taxable	141,096	13,822.00

Assessment History								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	

2025	2025-660108153	HAGOOD, PAUL GUY &	3	260,000	0	28,600	2,802.00	
2024	2024-660108153	HAGOOD, PAUL GUY &	3	8,341	0	918	88.00	



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Lot Data		Square-Foot - NBHD 1041 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.8224		
Topography			
Street Access			
Utilities			
Amenities	LOT TYPE		0
	GATED		0
Method	Square-Foot		
Base Lot Value	35,823.00 x 4.35 = 155,830		
Factor Value			
Adjustments	1.6685		
Lot Value	260,000		



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8/26/2025

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	6.5 - Excellent
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	85% Frame, Stucco 15% Veneer, Masonry
Base/Total Area	3,762 / 4,789
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,762
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 4.0 / 1.0
Basement Area	
Garage Type	1,228 Attached Garage - Finished 4 Stalls
Remodel	
Year/Eff Age	2025 / 1

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	1,134,313	236.86	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	132.09	Total Misc Impr	+ 77,456
Roofing Adj	+ 6.06	Garage Cost	+ 162,440
Subfloor Adj	+ -10.23	Total RCN	= 1,002,688
Heat/Cool Adj	+ 22.94	Depreciation ( 1%)	- 10,027
Plumbing Adj	+ 8.42	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 992,661
Adj Base Cost	= 159.28	Lot Value	+ 260,000
Total Area	x 4,789	Indicated Value	= 1,252,661
Adjusted Cost	= 762,792	Value Per SqFt	261.57

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	992,661		
Lot Value	260,000		
Indicated Value	1,252,661	261.57	Per SqFt
Agland Value			
Site Improvements	39,118		
Total Value	1,291,779	269.74	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	Fireplace - Residential 1 Story	0		1 2025	1	9,658.49		9,658
ODFP	Outdoor Fireplace/Firepit	0		1 2025	1	9,630.41		9,630
ODRK	Outdoor Kitchen	0		1 2025	1	9,500.00		9,500
PRCH	Porch	173151	11x6		66	46.79		3,088
PATO	Patio - Open	173152	242		242	15.46		3,741
PATC	Patio - Covered	173153	6x4		24	31.54		757
PRCH	Porch	173154	968		968	42.44		41,082



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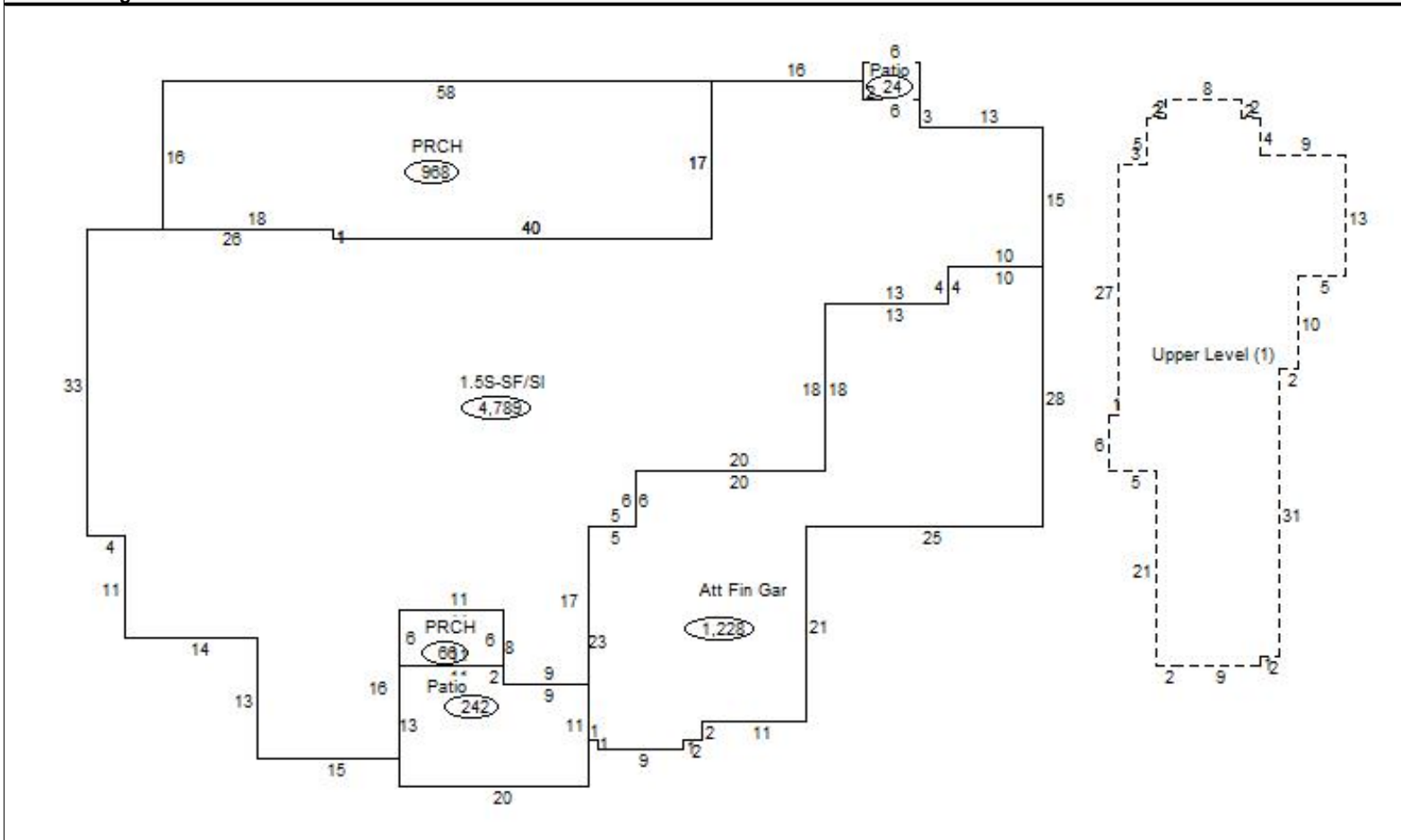
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5S-SF/SI	3,762	1.273	4,789
2	U	^UL		20	Upper Level (1)	1,027	1.000	1,027
3	G	5		20	Att Fin Gar	1,228	1.000	1,228
4	M	PRCH		20	PRCH	66	1.000	66
5	M	PATO		20	Patio	242	1.000	242
6	M	PATC		20	Patio	24	1.000	24
7	M	PRCH		20	PRCH	968	1.000	968
<b>Total Building Area</b>						<b>3,762</b>		<b>4,789</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground	20x36x8	Concrete		720
	Qual	5	Cond 3	Year	2025	Eff Age 1
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (57.19 x 720)	41,177	41,177	2,059	39,118