



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 11:08:13
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Assessment Data Primary Image

Account 660108188
Parcel ID 000223-0007-006-0-000-00
Cadastral ID 02-20-14-06400
Property Type REAL - Real Property
Property Class RRP VI Area 3
Tax Area 3 - OWASSO RURAL/NO FIRE
Name ID 346707
MILLER, DANIELLE-TRUSTEE
INFINITE POTENTIAL TRUST



17704 E WHITE TAIL CV
OWASSO OK 74055-0000

Parcel Location

Situs 17704 E WHITE TAIL CV
Subdivision COVES AT STONE CANYON PHASE I
Lot/Block 0006 / 0007 Parcel Size 1 - Lots
Sec/Twn/Rng 2 / 20 / 14 / 5
Neighborhood 1041 - R-V01,4-SW OWASSO
School District S021 - OWASSO SCHOOLS

660108188_001.JPG 3/12/2025

Legal Description Lat/Long: 36.24771954 -95.78067185

LOT 6 BLOCK 7 THE COVES AT STONE CANYON PHASE I

Building Permits

Number	Description	Opened	Closed	Amount
R24 235	NEW SFR 3775 SQ FT	07/2024	03/2025	925,000

Exemptions

Code	Type	Active	Maximum	Exemption
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Sale History

Bk/Pg	Grantor	Date	Price	Code
/	SIXTHDAY PROPERTIES LLC	03/31/2025	925,000	15
/	C.A.B.O. DEVELOPMENT COMPANY LI	08/06/2024	125,000	15

Parcel Valuation

Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax
Remove Cap	2026	Land Value	286,350	286,350	11%	31,499	Assessed	101,751 9,967.53
Year Frozen		Improvements	638,654	638,654		70,252	Penalty	0
Uncapped Value	638,654	Mobile Home	0	0	0	0	Exemption	0 0.00
TIF Project ID	0	Total Value	925,004	925,004		101,751	Total Taxable	101,751 9,968.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108188	MILLER, DANIELLE	3	8,341	0	918	90.00
2024	2024-660108188	SIXTHDAY PROPERTIES LLC	3	8,341	0	918	88.00



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Lot Data	Square-Foot - NBHD 1041 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.7396	
Topography		
Street Access		
Utilities		
Amenities	LOT TYPE 0 GATED 0	
Method	Square-Foot	
Base Lot Value	32,218.00 x 4.35 = 140,148	
Factor Value		
Adjustments	2.0432	
Lot Value	286,350	

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	3,722 / 3,722
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,722
Fixture/RghIn	18 /
Bed/F/H Bath	4 / 4.0 / 1.0
Basement Area	
Garage Type	1,262 Attached Garage - Finished 4 Stalls
Remodel	
Year/Eff Age	2025 / 1

660108188	660108188_001.JPG	03/07/25	3/12/2025
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	761,744	204.66	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	116.77	Total Misc Impr	+	17,045			
Roofing Adj	+ 6.22	Garage Cost	+	81,298			
Subfloor Adj	+ -4.29	Total RCN	=	645,105			
Heat/Cool Adj	+ 18.45	Depreciation (1%)	-	6,451			
Plumbing Adj	+ 9.75	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	638,654			
Adj Base Cost	= 146.90	Lot Value	+	286,350			
Total Area	x 3,722	Indicated Value	=	925,004			
Adjusted Cost	= 546,762	Value Per SqFt		248.52			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	638,654		
Lot Value	286,350		
Indicated Value	925,004	248.52	Per SqFt
Agland Value			
Site Improvements			
Total Value	925,004	248.52	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	168888	250		250	36.11		9,028
PATC	Patio - Covered	168889	30x9		270	22.93		6,191
PATC	Patio - Covered	168890	13x5		65	28.09		1,826



Rogers

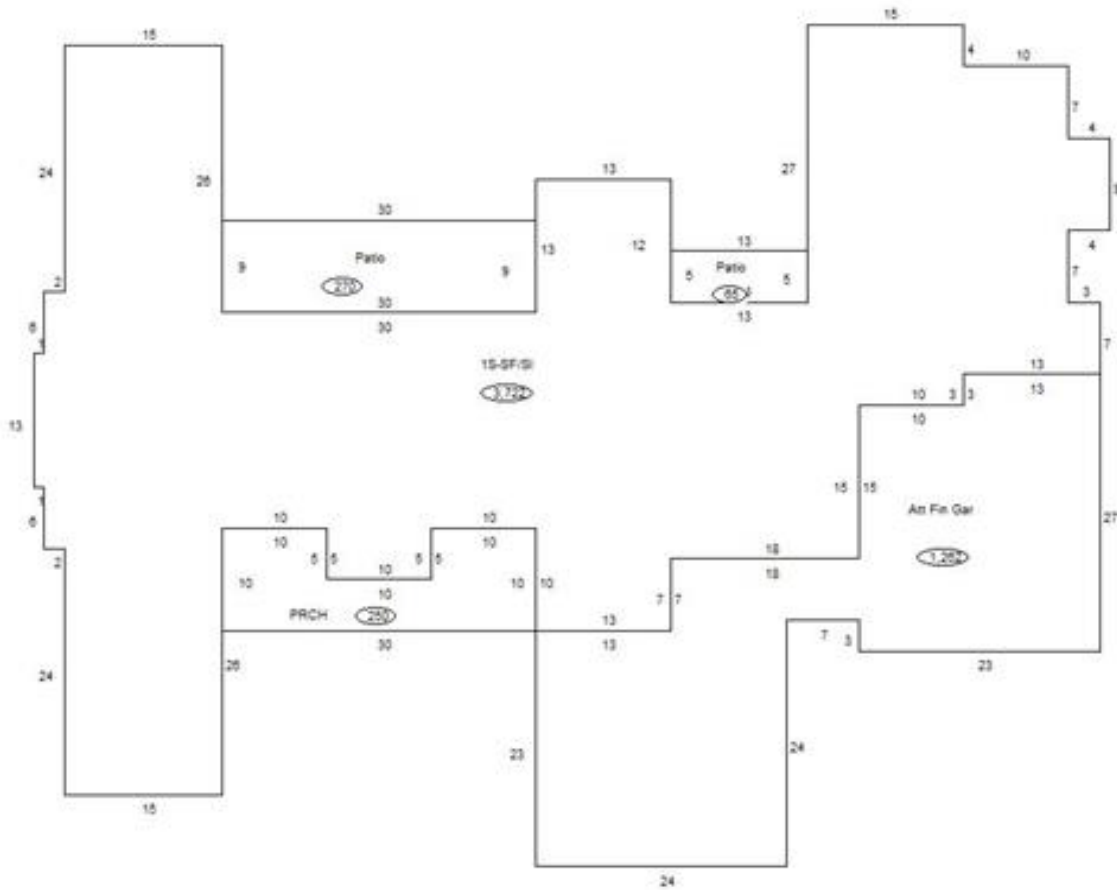
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Sketch Image

660108188



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	3,722	1.000	3,722
2	G	5		13	Att Fin Gar	1,262	1.000	1,262
3	M	PRCH		13	PRCH	250	1.000	250
4	M	PATC		13	Patio	270	1.000	270
5	M	PATC		13	Patio	65	1.000	65
Total Building Area						3,722		3,722