



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 06:09:01  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000468 <b>Parcel ID</b> 000000-00-0-00468-003-0009 <b>Cadastral ID</b> 01-21-14-01420 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 341742 BARBEE, COURTNEY N  11720 N 190TH E AVE COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 11720 N 190TH E AVE <b>Subdivision</b> LOOKING GLASS ESTATE <b>Lot/Block</b> 0009 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 21 / 14 / 5 <b>Neighborhood</b> 1014 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-4-5\IMG_0030. 4/5/2022</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.32469241 -95.76269079 LOT 9 BLOCK 3 LOOKING GLASS ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1014 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.338	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	14,724.00 x 1.84 = 27,144	
Factor Value		
Adjustments	1.0000	
Lot Value	27,144	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	10% Veneer, Stone 90% Frame, Siding, Wood
Base/Total Area	2,230 / 2,230
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,230
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1968 / 44



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	158,712	71.17	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	207,150		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	123,894		
Lot Value	27,144		
Indicated Value	151,038	67.73	Per SqFt
Agland Value			
Site Improvements	5,914		
Total Value	156,952	70.38	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	89.06	Total Misc Impr	+	7,326			
Roofing Adj	+ 4.09	Garage Cost	+				
Subfloor Adj	+ -1.20	Total RCN	=	258,112			
Heat/Cool Adj	+ 11.47	Depreciation ( 52%)	-	134,218			
Plumbing Adj	+ 9.04	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	123,894			
Adj Base Cost	= 112.46	Lot Value	+	27,144			
Total Area	x 2,230	Indicated Value	=	151,038			
Adjusted Cost	= 250,786	Value Per SqFt		67.73			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PATO	SLAB PORCH - OPEN	1471	17x14		238	9.37		2,230



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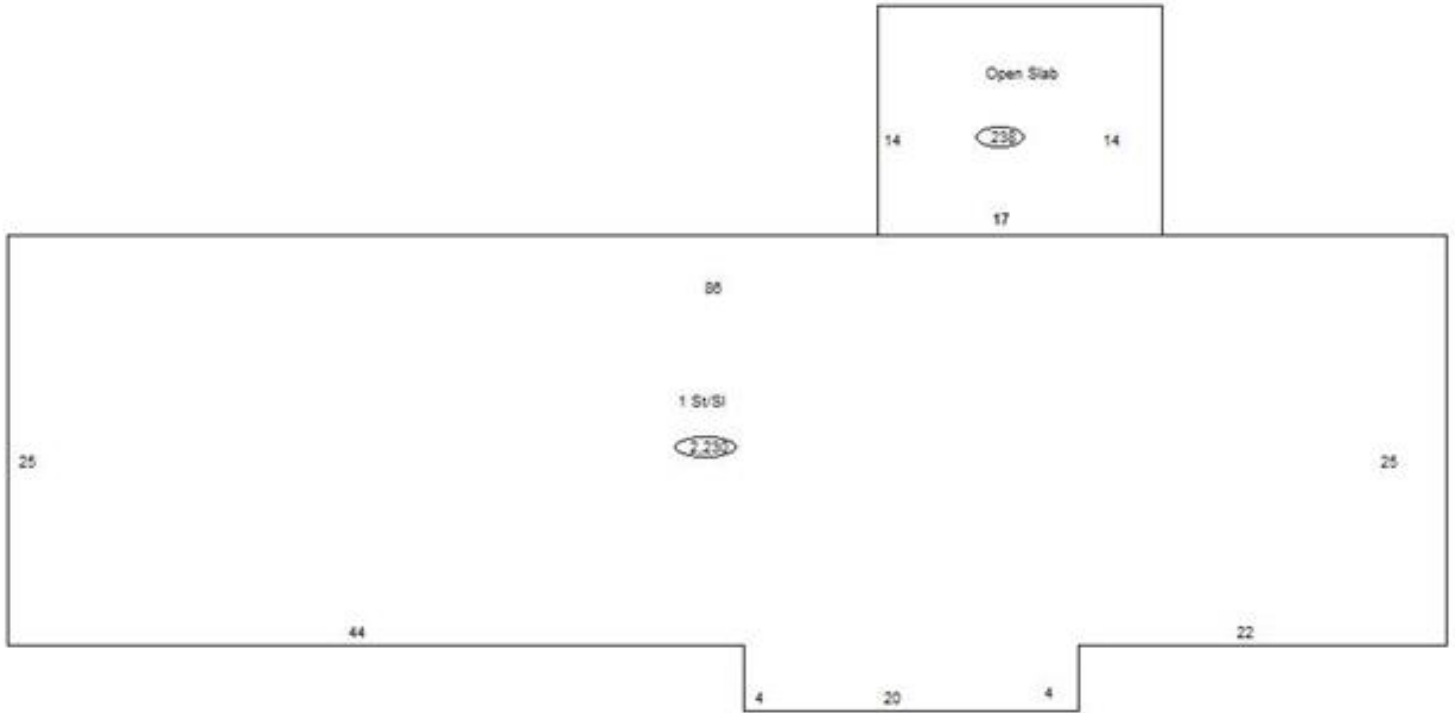
Date 04/17/2026

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### Sketch Image

660000468



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,230	1.000	2,230
2	M	PATO		10	Open Slab	238	1.000	238
<b>Total Building Area</b>						2,230		2,230



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			528
	Qual	2	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (16.00 x 528) 8,448		<b>Modifier Total</b>	<b>RCN</b> 8,448	<b>Depr (30% Phys/ % Func)</b> 2,534	<b>RCNLD</b> 5,914
	PCPT	Carport - Portable	0x0x0			
	Qual		Cond	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (4.61 x )		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>