



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account 660000490 Parcel ID 000000-00-0-00468-004-0015 Cadastral ID 01-21-14-01650 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 318891 BLACKWELL, DUSTY L 11718 N 191ST E AVE COLLINSVILLE OK 74021-0000 Parcel Location Situs 11718 N 191ST E AVE Subdivision LOOKING GLASS ESTATE Lot/Block 0015 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 21 / 14 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-4-6\IMG_0008. 4/6/2022</p>														
Legal Description Lat/Long: 36.32407009 -95.76155275																			
LOT 15 BLOCK 4 LOOKING GLASS ESTATES					Building Permits <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>8440</td> <td>R6-NEW SFR</td> <td>12/2004</td> <td>10/2005</td> <td>55,200</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	8440	R6-NEW SFR	12/2004	10/2005	55,200
Number	Description	Opened	Closed	Amount															
8440	R6-NEW SFR	12/2004	10/2005	55,200															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					2564/591	CORN, SHELDEN ANDREW	06/16/2016	124,000	YES										
					1947/155	MUETERS, JEREMY I &	04/03/2008	111,000	YES										
					1661/596	SWEET, RONDA S	02/25/2005	91,500	YES										
					1043/288	PIAZZA, SAMUEL	10/08/1996	2,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax										
Remove Cap	2017		Land Value	25,430	25,430	11%	Assessed	17,577	1,907.77										
Year Frozen	0		Improvements	134,364	134,364		Penalty	0											
Uncapped Value	0		Mobile Home	0	0		Exemption	0	0.00										
TIF Project ID	0		Total Value	159,794	159,794		Total Taxable	17,577	1,908.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660000490	BLACKWELL, DUSTY L			7	158,040	0	17,384	1,887.00										
2024	2024-660000490	BLACKWELL, DUSTY L			7	170,554	0	17,523	1,933.00										
2023	2023-660000490	BLACKWELL, DUSTY L			7	155,239	0	16,689	1,802.00										
2022	2022-660000490	BLACKWELL, DUSTY L			7	156,449	0	15,863	1,781.00										
2021	2021-660000490	BLACKWELL, DUSTY L			7	137,345	0	15,108	1,678.00										
2020	2020-660000490	BLACKWELL, DUSTY L			7	135,245	0	14,877	1,649.00										
2019	2019-660000490	BLACKWELL, DUSTY L			7	129,990	0	14,299	1,586.00										
2018	2018-660000490	BLACKWELL, DUSTY L			7	127,067	0	13,978	1,501.00										
2017	2017-660000490	BLACKWELL, DUSTY L			7	126,031	0	13,864	1,502.00										
2016	2016-660000490	BLACKWELL, DUSTY L			7	111,300	0	12,243	1,328.00										
2015	2015-660000490	CORN, SHELDEN ANDREW			7	114,109	0	12,552	1,369.00										
2014	2014-660000490	CORN, SHELDEN ANDREW			7	115,017	0	12,098	1,331.00										
2013	2013-660000490	CORN, SHELDEN ANDREW			7	113,342	0	11,522	1,244.00										



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Lot Data	Square-Foot - NBHD 1014 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.3156	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	13,746.00 x 1.85 = 25,430	
Factor Value		
Adjustments	1.0000	
Lot Value	25,430	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,146 / 1,146
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,146
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	500 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2005 / 16



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	170,339	148.64	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	192,300		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	100.16	Total Misc Impr	+	5,869	
Roofing Adj	+ 4.61	Garage Cost	+	13,720	
Subfloor Adj	+ -1.19	Total RCN	=	165,521	
Heat/Cool Adj	+ 11.47	Depreciation (19%)	-	31,449	
Plumbing Adj	+ 12.29	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	134,072	
Adj Base Cost	= 127.34	Lot Value	+	25,430	
Total Area	x 1,146	Indicated Value	=	159,502	
Adjusted Cost	= 145,932	Value Per SqFt		139.18	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	134,072		
Lot Value	25,430		
Indicated Value	159,502	139.18	Per SqFt
Agland Value			
Site Improvements	292		
Total Value	159,794	139.44	Total Value Per SqFt

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
PRCH	SLAB PORCH - COVERED	1531	8x4		32	24.17		773



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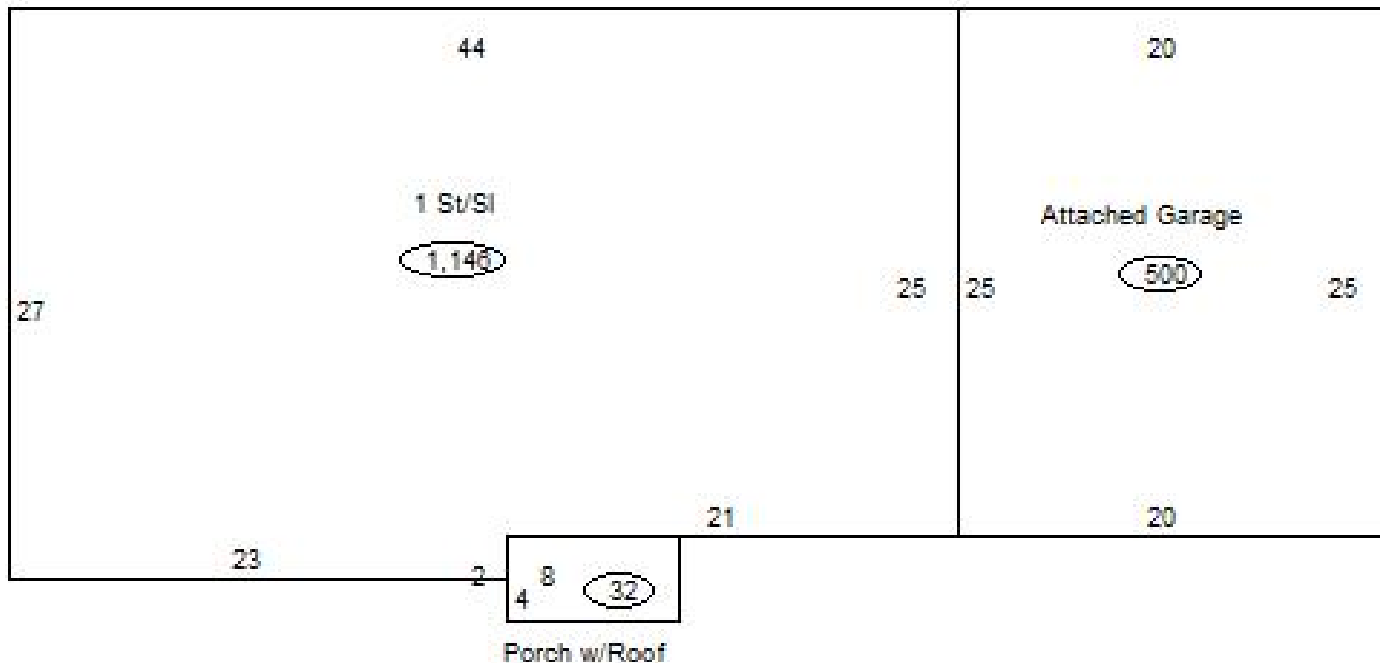
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,146	1.000	1,146
2	G	1		13	Attached Garage	500	1.000	500
3	M	PRCH		13	SLBC	32	1.000	32
Total Building Area						1,146		1,146



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LT	LEAN-TO	10x10x0			100
	Qual	Cond	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (2.92 x 100)	292		292	292