



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 09:27:41  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000520 <b>Parcel ID</b> 000000-00-0-00468-006-0002 <b>Cadastral ID</b> 01-21-14-01950 <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> 327075 ESPITIA, MARIA GUADALUPE  11607 N 191ST E PL COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 11607 N 191ST E PL <b>Subdivision</b> LOOKING GLASS ESTATE <b>Lot/Block</b> 0002 / 0006 <b>Parcel Size</b> 1.66 - 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																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.32242875 -95.75977848 LOT 2 BLOCK 6 LOOKING GLASS ESTATES & THAT PART OF LOT 1 BLOCK 6 LOOKING GLASS ESTATES LYING NORTH OF HIGHWAY 20																																																																																																																									
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Lot Data	Square-Foot - NBHD 1014 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> 0.66 <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 0.3084 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 13,433.00 x 1.85 = 24,851 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 24,851		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	30% Frame, Siding, Wood 70% Veneer, Masonry
<b>Base/Total Area</b>	1,440 / 1,440
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,440
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	440 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	2019 / 5

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-4-6\IMG\_0127. 4/6/2022

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	247,433	171.83	Per SqFt

Direct Comparables	
<b>Selection Model</b>	A Adam Test
<b>Adjustment Model</b>	1 2022 Residential
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025	
<b>Base Cost</b>	105.36	<b>Total Misc Impr</b>	+	9,349	
<b>Roofing Adj</b>	+ 4.56	<b>Garage Cost</b>	+	12,487	
<b>Subfloor Adj</b>	+ -1.19	<b>Total RCN</b>	=	208,993	
<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 5%)</b>	-	10,450	
<b>Plumbing Adj</b>	+ 9.77	<b>Lump Sums</b>	+	0	
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	198,543	
<b>Adj Base Cost</b>	= 129.97	<b>Lot Value</b>	+	24,851	
<b>Total Area</b>	x 1,440	<b>Indicated Value</b>	=	223,394	
<b>Adjusted Cost</b>	= 187,157	<b>Value Per SqFt</b>		155.13	

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	198,543		
<b>Lot Value</b>	24,851		
<b>Indicated Value</b>	223,394	155.13	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	39,768		
<b>Total Value</b>	263,162	182.75	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	140672	18x4		72	24.04		1,731
PATO	SLAB PORCH - OPEN	140673	18x8		144	10.47		1,508
PRCH	SLAB PORCH - COVERED	140674	7x6		42	24.14		1,014
FPR1	FIREPLACE - RESIDENTIAL 1 STORY			1	1	5,095.98		5,096





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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	40x30x0			1,200
	Qual	3	Cond	Year	2021	Eff Age
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (33.14 x 1,200)	39,768		39,768	39,768