



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 01:56:45
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Assessment Data					Primary Image																																																																																																																				
Account 660001392 Parcel ID 21N14E-02-3-00000-000-0000 Cadastral ID 02-21-14-02300 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 216534 MUELLER, KEVIN J & TALIENA ALVENA JOINES 11865 W 194TH E AVE COLLINSVILLE OK 74021-6132 Parcel Location Situs 11712 N 170TH E AVE Subdivision Lot/Block / Parcel Size 3 - Acres Sec/Twn/Rng 2 / 21 / 14 / 3 Neighborhood 6060 - UNPLATTED School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32392225 -95.78585455																																																																																																																									
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Lot Data	Square-Foot - NBHD 6060 #1	Primary Image
Lot Size Lot Count Units Buildable 3 Non-Ag Acres 3.0698 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 133,721.00 x .58 = 76,990 Factor Value Adjustments 1.0000 Lot Value 76,990		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,654 / 2,886
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,654
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1991 / 26

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-6-3\IMG_0001. 6/3/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	260,708	90.34	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	86.25	Total Misc Impr	+	9,528			
Roofing Adj	+ 2.80	Garage Cost	+				
Subfloor Adj	+ -1.32	Total RCN	=	318,734			
Heat/Cool Adj	+ 12.64	Depreciation (32%)	-	101,995			
Plumbing Adj	+ 6.77	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	216,739			
Adj Base Cost	= 107.14	Lot Value	+	76,990			
Total Area	x 2,886	Indicated Value	=	293,729			
Adjusted Cost	= 309,206	Value Per SqFt		101.78			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	216,739		
Lot Value	76,990		
Indicated Value	293,729	101.78	Per SqFt
Agland Value			
Site Improvements	10,368		
Total Value	304,097	105.37	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	3808	10x3		30	26.84		805
PRCH	SLAB PORCH - COVERED	3809	13x9		117	26.56		3,108



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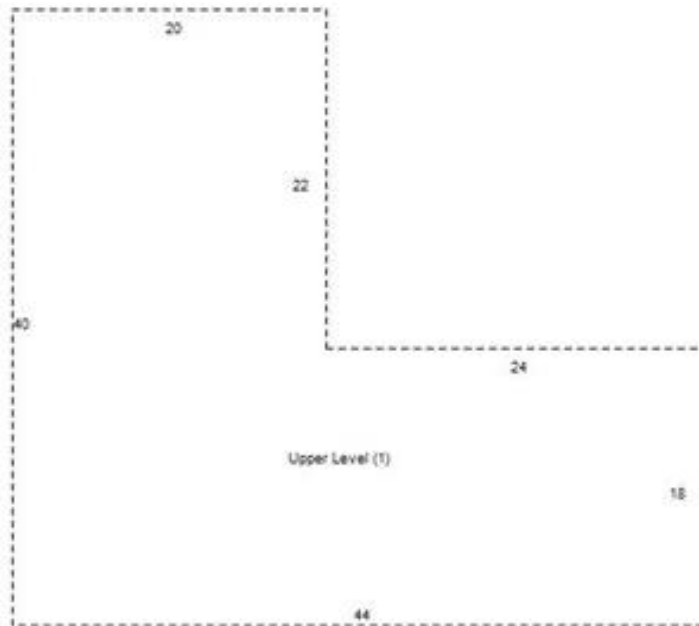
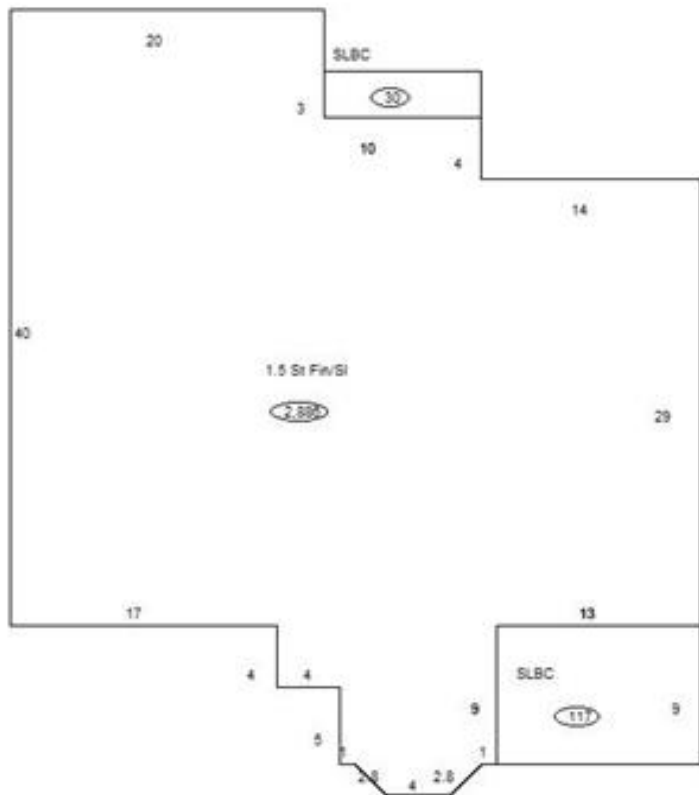
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,654	1.745	2,886
2	M	PRCH		10	SLBC	30	1.000	30
3	M	PRCH		10	SLBC	117	1.000	117
4	U	^UL		10	Upper Level (1)	1,232	1.000	1,232
Total Building Area						1,654		2,886



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			864
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (25% Phys/ % Func)	RCNLD
Base Cost (16.00 x 864)		13,824		13,824	3,456	10,368