



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660001410 <b>Parcel ID</b> 000000-00-0-00366-002-0012 <b>Cadastral ID</b> 02-21-14-02480 <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> 275402 BRANDT, JASON EVAN  11904 N 177TH E AVE COLLINSVILLE OK 74021-6257  <b>Parcel Location</b> <b>Situs</b> 11904 N 177TH E AVE <b>Subdivision</b> HENRI-EDDA <b>Lot/Block</b> 0012 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 2 / 21 / 14 / 5 <b>Neighborhood</b> 1082 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-10\IMG_0081 5/13/2022</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.32690855 -95.77691565																																																																																																																									
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Lot Data		Square-Foot - NBHD 1082 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	2.1379							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	93,127.00 x 1.25 = 116,035							
Factor Value								
Adjustments	1.0000							
Lot Value	116,035							
<b>Residential Data</b>				\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-10\IMG_0081 5/13/2022				
Type	1 Single Family Residence			<b>GRM Approach</b>				
Condition	3 - Average			GRM Code				
Quality	2.5 - Fair			Gross Rent 0.00				
Architecture				Indicated Value				
Style	100% One Story			<b>Multiple Regression</b>				
Exterior Wall	100% Veneer, Stone			MRA Code 1 Test				
Base/Total Area	1,484 / 1,484			Adusted R 0.8445				
Style	100% One Story			Indicated Value 170,781 115.08 Per SqFt				
HVAC	100% Warmed & Cooled Air			<b>Direct Comparables</b>				
Roof Cover	1 Composition Shingle			Selection Model A Adam Test				
Area on Slab	0			Adjustment Model 1 2022 Residential				
Fixture/RghIn	8 /			Comparables 6				
Bed/F/H Bath	4 / 2.0 /			Indicated Value 227,180 Per SqFt				
Basement Area				<b>Value Reconciliation</b>				
Garage Type	480 Attached Garage - Unfinished			Selected Approach Cost Approach				
Remodel				Improvements 106,672				
Year/Eff Age	1970 / 42			Lot Value 116,035				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Indicated Value 222,707 150.07 Per SqFt				
Base Cost	105.61	Total Misc Impr	+ 7,974	Agland Value				
Roofing Adj	+ 4.23	Garage Cost	+ 13,282	Site Improvements 19,144				
Subfloor Adj	+ 1.10	Total RCN	= 213,345	Total Value 241,851 162.97 Total Value Per SqFt				
Heat/Cool Adj	+ 11.47	Depreciation ( 50%)	- 106,673					
Plumbing Adj	+ 7.03	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 106,672					
Adj Base Cost	= 129.44	Lot Value	+ 116,035					
Total Area	x 1,484	Indicated Value	= 222,707					
Adjusted Cost	= 192,089	Value Per SqFt	150.07					
<b>Miscellaneous Improvements</b>								
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	3873	29x12		348	8.27		2,878



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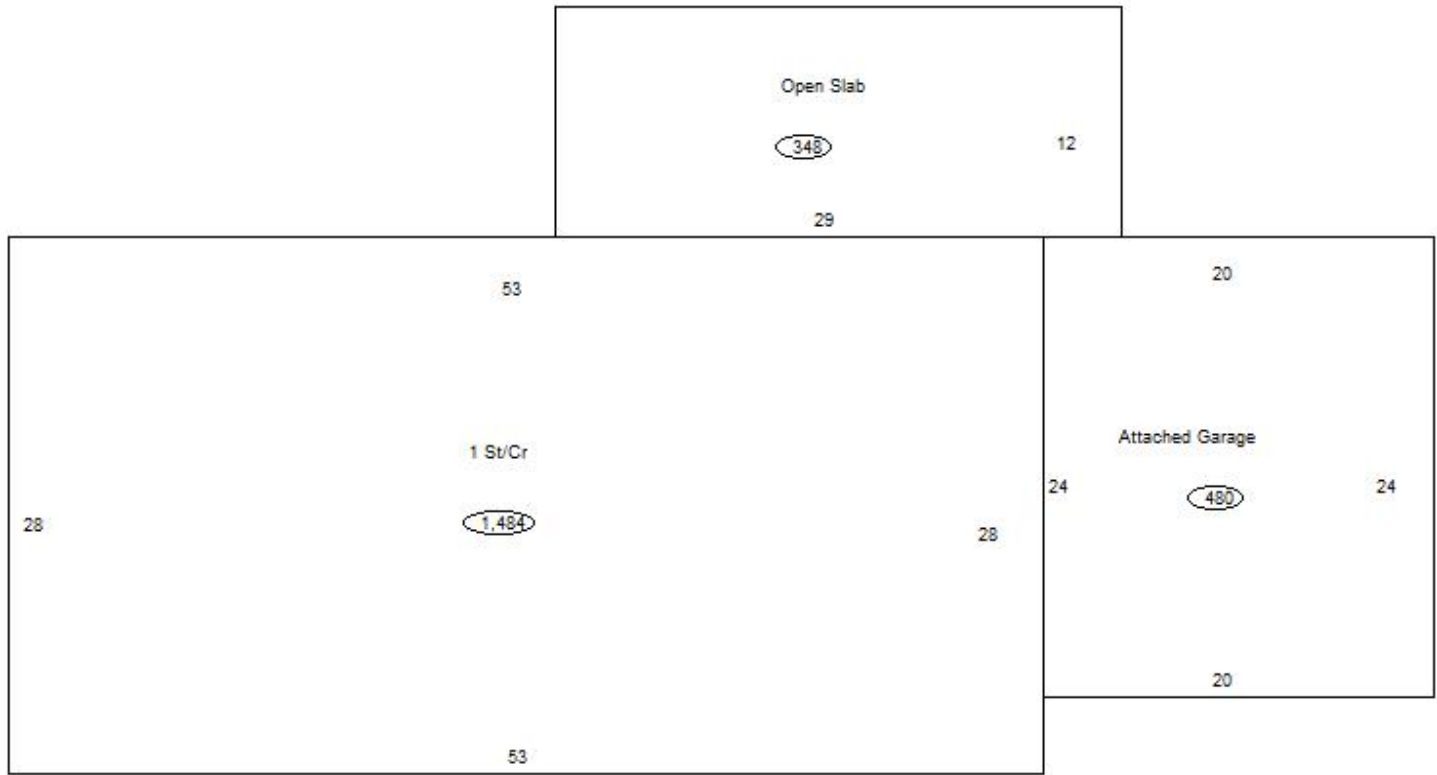
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Sketch Image

660001410



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,484	1.000	1,484
2	G	1		10	Attached Garage	480	1.000	480
3	M	PATO		10	Open Slab	348	1.000	348
<b>Total Building Area</b>						1,484		1,484



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	24x30x0			720
	Qual	2	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (31.28 x 720) 22,522		<b>Modifier Total</b>	<b>RCN</b> 22,522	<b>Depr (15% Phys/ % Func)</b> 3,378	<b>RCNLD</b> 19,144
	STF	STG FAIR	0x0x0			
	Qual		Cond	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (4.68 x )		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>