



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 660001422 Parcel ID 000000-00-0-00366-003-0012 Cadastral ID 02-21-14-02600 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 132994 THOMAS, HOWARD L 11812 N 177TH E AVE COLLINSVILLE OK 74021-5149 Parcel Location Situs 11812 N 177TH E AVE Subdivision HENRI-EDDA Lot/Block 0012 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 2 / 21 / 14 / 5 Neighborhood 1082 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-11\IMG_001 5/13/2022</p>																																																																																																																				
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Lot Data	Square-Foot - NBHD 1082 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.1499 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 93,652.00 x 1.24 = 116,087 Factor Value Adjustments 1.0000 Lot Value 116,087		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	40% Veneer, Stone 60% Frame, Siding, Wood
Base/Total Area	1,696 / 1,696
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,696
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	552 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1971 / 41

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-5-11\IMG_001' 5/13/2022	
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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	151,905	89.57	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	28,310		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	91.28	Total Misc Impr	+	21,532			
Roofing Adj	+ 3.87	Garage Cost	+	12,602			
Subfloor Adj	+ 0.00	Total RCN	=	222,356			
Heat/Cool Adj	+ 10.30	Depreciation (51%)	-	113,402			
Plumbing Adj	+ 5.53	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	108,954			
Adj Base Cost	= 110.98	Lot Value	+	116,087			
Total Area	x 1,696	Indicated Value	=	225,041			
Adjusted Cost	= 188,222	Value Per SqFt		132.69			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	108,954		
Lot Value	116,087		
Indicated Value	225,041	132.69	Per SqFt
Agland Value			
Site Improvements	772		
Total Value	225,813	133.14	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	3911	23x4		92	21.00		1,932
CPDT	CARPORT - DETACHED	3912	24x12		288	10.13		2,917
EPSW	ENCLOSED PORCH - SOLID WALL	3913	26x12		312	53.47		16,683



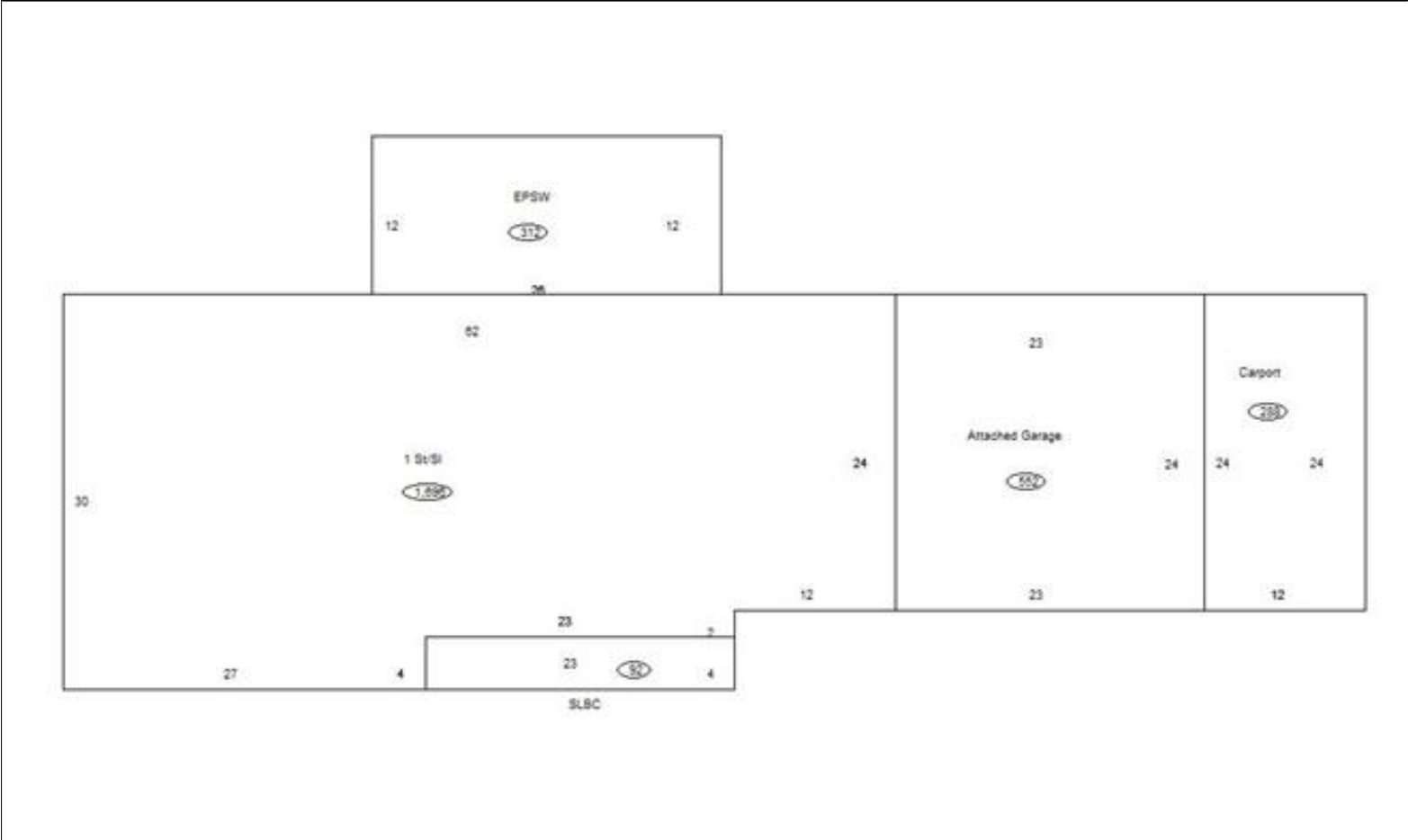
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,696	1.000	1,696
2	G	1		10	Attached Garage	552	1.000	552
3	M	PRCH		10	SLBC	92	1.000	92
4	M	CPDT		10	Carport	288	1.000	288
5	M	EPSW		10	EPSW	312	1.000	312
Total Building Area						1,696		1,696



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			660
	Qual	2	Cond 3	Year	Eff Age	
Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)		RCNLD
Base Cost (4.68 x 660)		3,089		3,089 2,317		772