



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:12:05
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Assessment Data					Primary Image																																																																																																																				
Account 660001983 Parcel ID 000000-00-0-00066-002-0019 Cadastral ID 03-20-15-04120 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 170254 BLEDSOE, WILLIAM L TRUST KATHRYN KOSTELNICK SUCC TRUSTEE 904 N BUTTERNUT AVE BROKEN ARROW OK 74012-8569					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-10-18\IMG_00' 10/25/2021</p>																																																																																																																				
Parcel Location Situs 07745 S GREENWAY DR Subdivision BRANDON TERRACE Lot/Block 0019 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.24159672 -95.69702869 LOT 19 BLOCK 2 BRANDON TERRACE					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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 1046 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.9814		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	42,750.00 x .75 = 32,063		
Factor Value			
Adjustments	1.0000		
Lot Value	32,063		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-10-18\IMG_00' 10/25/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	65% Veneer, Masonry 35% Frame, Siding, Wood
Base/Total Area	2,092 / 2,092
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,092
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	506 Attached Garage - Finished
Remodel	
Year/Eff Age	1985 / 31

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	230,838	110.34	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	226,010		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.52	Total Misc Impr	+ 12,273
Roofing Adj	+ 4.65	Garage Cost	+ 20,159
Subfloor Adj	+ -2.19	Total RCN	= 296,087
Heat/Cool Adj	+ 12.64	Depreciation (39%)	- 115,474
Plumbing Adj	+ 7.41	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 180,613
Adj Base Cost	= 126.03	Lot Value	+ 32,063
Total Area	x 2,092	Indicated Value	= 212,676
Adjusted Cost	= 263,655	Value Per SqFt	101.66

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	180,613		
Lot Value	32,063		
Indicated Value	212,676	101.66	Per SqFt
Agland Value			
Site Improvements			
Total Value	212,676	101.66	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	5274	8x4		32	26.83		859
PRCH	SLAB PORCH - COVERED	5275	221		221	26.24		5,799



Rogers

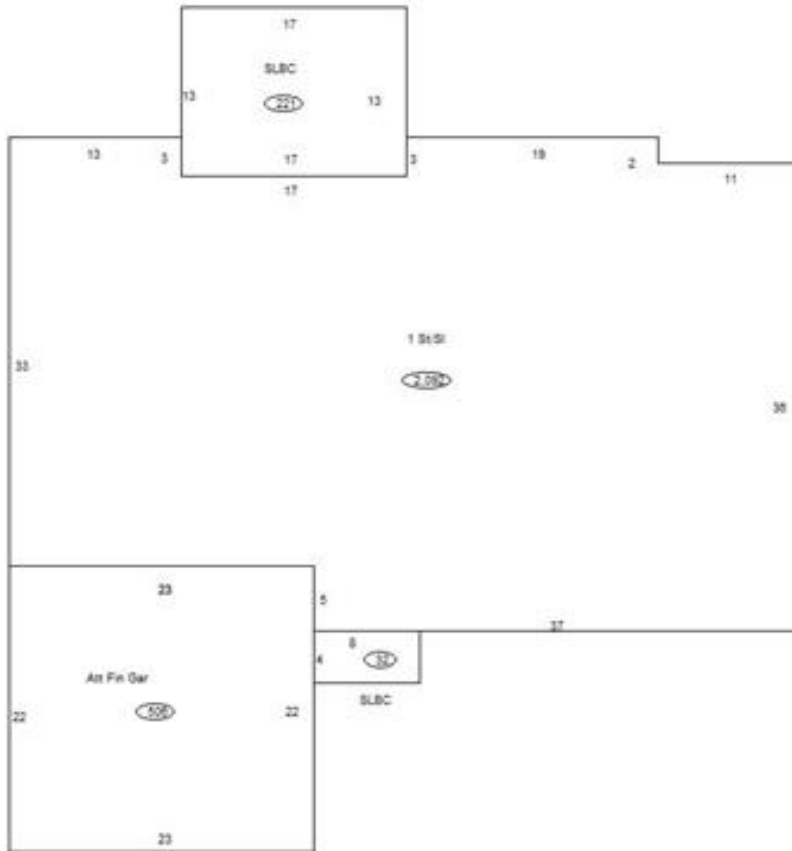
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Sketch Image

660001983



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,092	1.000	2,092
2	G	5		10	Att Fin Gar	506	1.000	506
3	M	PRCH		10	SLBC	32	1.000	32
4	M	PRCH		10	SLBC	221	1.000	221
Total Building Area						2,092		2,092