



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 660002226 Parcel ID 000000-00-0-00216-004-0007 Cadastral ID 03-21-14-01610 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 16 - OWASSO/COLL FIRE Name ID 131844 MCCARTY, ROBERT L & SHARON M REVOCABLE LIVING TRUST 12306 N 152ND E AVE COLLINSVILLE OK 74021-0000																			
Parcel Location Situs 12306 N 152ND E AVE Subdivision COUNTRY FARE SUB Lot/Block 0007 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 21 / 14 / 5 Neighborhood 1047 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																			
Legal Description Lot/Long: 36.33298440 -95.80481022					Building Permits														
LOT 7 BLOCK 4 COUNTRY FARE SUB					<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					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	MCCARTY, ROBERT L	10/09/2018	0	4										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	0		Land Value 62,778	14,631	11%	1,609	Assessed	2,971	291.04										
Year Frozen	0		Improvements 13,107	6,930		762	Penalty	0											
Uncapped Value	0		Mobile Home 6,287	5,454		600	Exemption	1,000	-98.00										
TIF Project ID	0		Total Value 82,172	27,015		2,971	Total Taxable	1,971	193.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660002226	MCCARTY, ROBERT L &			16	79,832	1000	1,885	185.00										
2024	2024-660002226	MCCARTY, ROBERT L &			16	77,244	1000	1,802	173.00										
2023	2023-660002226	MCCARTY, ROBERT L &			16	46,122	1000	1,720	161.00										
2022	2022-660002226	MCCARTY, ROBERT L &			16	49,013	1000	1,641	161.00										
2021	2021-660002226	MCCARTY, ROBERT L &			16	41,745	1000	1,563	151.00										
2020	2020-660002226	MCCARTY, ROBERT L &			16	35,342	1000	1,489	144.00										
2019	2019-660002226	MCCARTY, ROBERT L			16	34,130	1000	1,417	137.00										
2018	2018-660002226	MCCARTY, ROBERT L			16	21,331	1000	1,346	125.00										
2017	2017-660002226	MCCARTY, ROBERT L			16	21,315	1000	1,345	127.00										
2016	2016-660002226	MCCARTY, ROBERT L			16	21,234	1000	1,287	121.00										
2015	2015-660002226	MCCARTY, ROBERT L			16	27,546	1000	1,220	116.00										
2014	2014-660002226	MCCARTY, ROBERT L			16	19,597	1000	1,156	111.00										
2013	2013-660002226	MCCARTY, ROBERT L			16	19,597	1000	1,156	108.00										



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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	11	
Non-Ag Acres	0.6584	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	28,679.00 x 2.19 = 62,778	
Factor Value		
Adjustments	1.0000	
Lot Value	62,778	

Residential Data	
Type	
Condition	0 -
Quality	0 -
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 62,778
Total Area	x	Indicated Value	= 62,778
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	62,778
Indicated Value	62,778 0.00 Per SqFt
Agland Value	
Site Improvements	13,107
Total Value	75,885 0.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER			1	2014	1	0.00	



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	0x0x0			576	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (60% Phys/ % Func)	RCNLD
	Base Cost (31.28 x 576)		18,017		18,017	10,810	7,207
	CPDT	CARPORT - DETACHED	16x16x0			256	
	Qual	3	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (55% Phys/ % Func)	RCNLD
	Base Cost (10.33 x 256)		2,644		2,644	1,454	1,190
	CPDT	CARPORT - DETACHED	20x24x0			480	
	Qual	3	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (10.33 x 480)		4,958		4,958	248	4,710



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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		

Residential Data	
Type	6 Mobile Home 48 x 24
Condition	1.2 - Low
Quality	1.2 - Low
Architecture	6 MS ADJ
Style	100% Double Wide
Exterior Wall	100% Lap
Base/Total Area	1,152 / 1,152
Style	100% Double Wide
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1974 / 69

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-6-28\IMG_003: 6/30/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	28.74	Total Misc Impr	+ 15,716	Roofing Adj	+ 2.21	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 57,153	Heat/Cool Adj	+ 0.00	Depreciation (89%)	- 50,866
Plumbing Adj	+ 5.02	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 6,287
Adj Base Cost	= 35.97	Lot Value	+ 6,287	Total Area	x 1,152	Indicated Value	= 6,287
		Value Per SqFt	5.46	Adjusted Cost	= 41,437		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	6,287		
Lot Value			
Indicated Value	6,287	5.46	Per SqFt
Agland Value			
Site Improvements			
Total Value	6,287	5.46	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	137589	22x11		242	32.47		7,858
EPSW	ENCLOSED PORCH - SOLID WALL	137590	22x11		242	32.47		7,858



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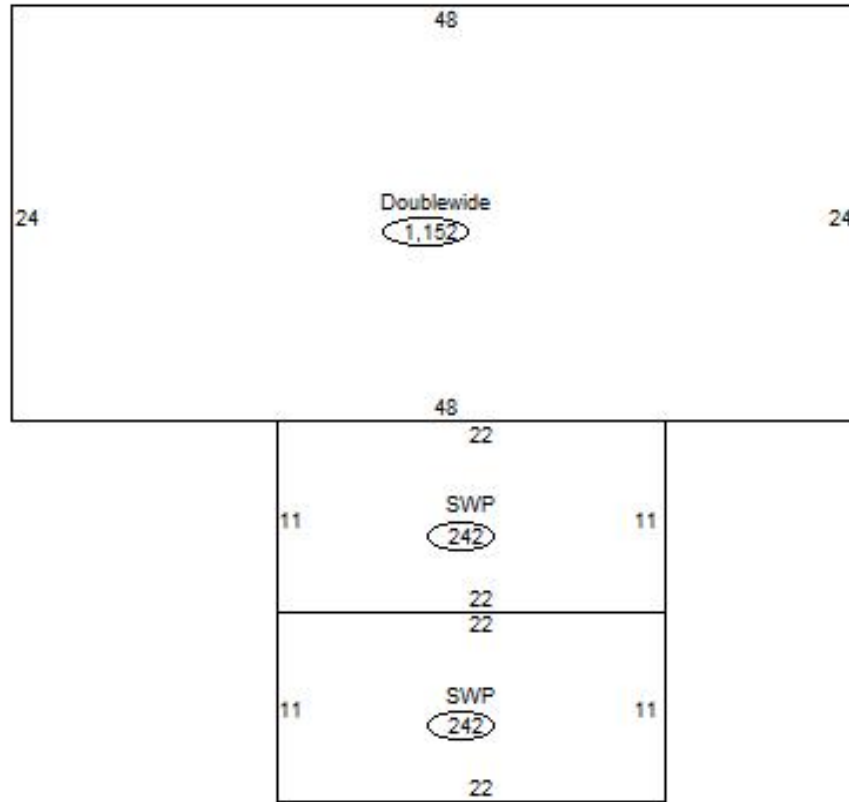
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		13	Doublewide	1,152	1.000	1,152
2	M	EPSW		13	EPSW	242	1.000	242
3	M	EPSW		13	EPSW	242	1.000	242
Total Building Area						1,152		1,152