



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 16:32:43
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Assessment Data					Primary Image																																																																																																																				
Account 660003701 Parcel ID 000000-00-0-00630-001-0006 Cadastral ID 05-21-15-03660 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 298247 MICHELS, BRENDA L & EDWARD P CO TRUSTEES 5887 E HUNTER LN CLAREMORE OK 74019-0000																																																																																																																									
Parcel Location Situs 22224 S COVEY CT Subdivision QUAIL CREEK AMENDED Lot/Block 0006 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 15 / 5 Neighborhood 1107 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32423687 -95.72422522 LOT 6 BLOCK 1 QUAIL CREEK AMENDED					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 1107 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.8778 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 38,237.00 x 1.13 = 43,208 Factor Value Adjustments 1.0000 Lot Value 43,208		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	1,340 / 2,048
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1984 / 32

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 209,315 102.20 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 2 Indicated Value 320,000 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.28	Total Misc Impr	+ 19,268	Garage Cost	+		
Roofing Adj	+ 3.34	Total RCN	= 264,680	Depreciation (40%)	-	105,872	
Subfloor Adj	+ 0.00	Lump Sums	+ 11,979	RCNLD	=	170,787	
Heat/Cool Adj	+ 12.64	Lot Value	+ 43,208	Indicated Value	=	213,995	
Plumbing Adj	+ 7.57	Value Per SqFt	104.49				
Basement Adj	+ 0.00						
Adj Base Cost	= 119.83						
Total Area	x 2,048						
Adjusted Cost	= 245,412						

Value Reconciliation
Selected Approach Cost Approach Improvements 170,787 Lot Value 43,208 Indicated Value 213,995 104.49 Per SqFt Agland Value Site Improvements 27,937 Total Value 241,932 118.13 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2000	1	0.00		
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	9117	11x10		110	26.58		2,924
PRCH	SLAB PORCH - COVERED	9118	27x6		162	26.42		4,280
WODO	WOOD DECK - OPEN	139270	708		708	16.92		11,979
GZBO	Gazebo	139271	16x12		192	33.59		6,449



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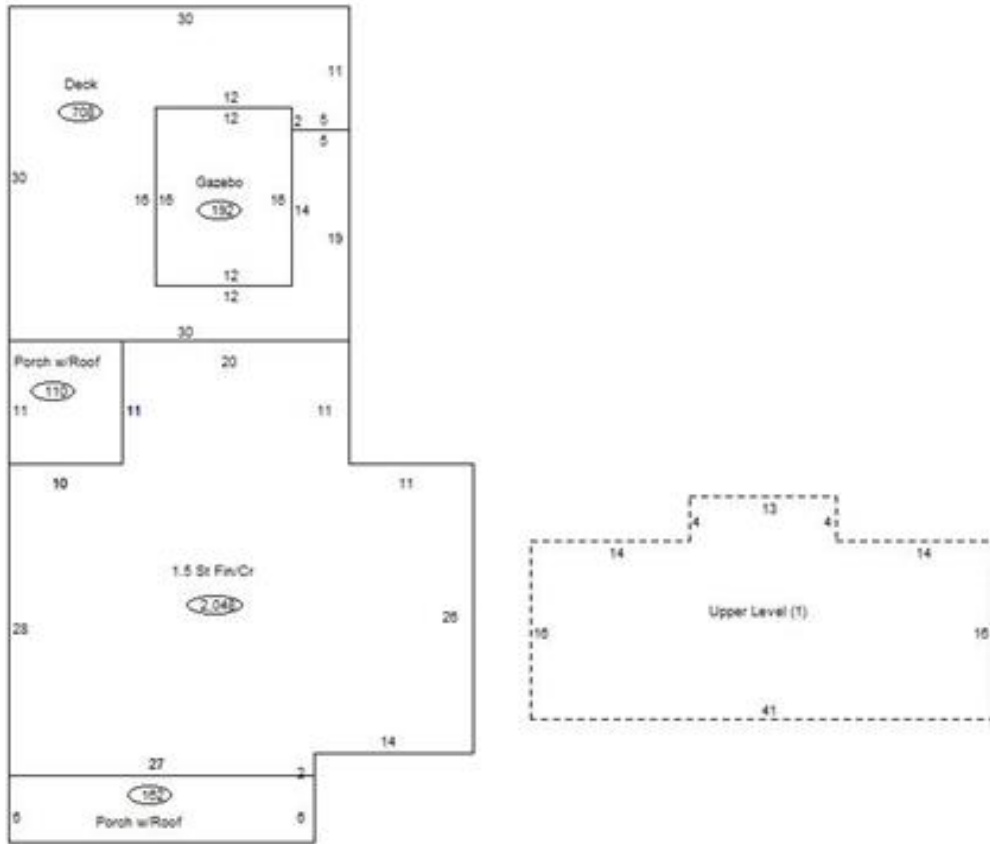
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Sketch Image

660003701



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,340	1.528	2,048
2	M	PRCH		13	SLBC	110	1.000	110
3	M	PRCH		13	SLBC	162	1.000	162
4	U	^UL		13	Upper Level (1)	708	1.000	708
5	M	WODO		13	WODO	708	1.000	708
6	M	GAZ		13	Gazebo	192	1.000	192
Total Building Area						1,340		2,048



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF	STG FAIR	0x0x0			96	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (35% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x 96)		449		449	157	292
	GRDT	GARAGE - DETACHED	0x0x0			756	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
	Base Cost (27.24 x 756)		20,593		20,593	4,119	16,474
	GRC	Apartment Garages, Detached	0x0x0			540	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
	Base Cost (25.86 x 540)		13,964		13,964	2,793	11,171
	STF	STORAGE FAIR	0x0x0			1520	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x)						