



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 02:19:28  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660004965 <b>Parcel ID</b> 000000-00-0-00468-009-0003 <b>Cadastral ID</b> 06-21-15-01840 <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> 329171 BRACKEN, JODIE L & STEVEN J  11613 N 193RD E AVE COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 11613 N 193RD E AVE <b>Subdivision</b> LOOKING GLASS ESTATE <b>Lot/Block</b> 0003 / 0009 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 6 / 21 / 15 / 5 <b>Neighborhood</b> 1014 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.32263682 -95.75745776 LOT 3 BLOCK 9 LOOKING GLASS ESTATES																																																																																																																									
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Lot Data		Square-Foot - NBHD 1014 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.323		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	14,072.00 x 1.85 = 26,033		
Factor Value			
Adjustments	1.0000		
Lot Value	26,033		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	20% Veneer, Masonry 80% Frame, Siding, Wood
Base/Total Area	1,623 / 1,623
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,623
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1998 / 21

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	184,817 113.87 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	187,540 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	153,405
Lot Value	26,033
Indicated Value	179,438 110.56 Per SqFt
Agland Value	
Site Improvements	
Total Value	179,438 110.56 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	95.93	Total Misc Impr	+ 4,066
Roofing Adj	+ 4.35	Garage Cost	+ 12,487
Subfloor Adj	+ -1.15	Total RCN	= 210,144
Heat/Cool Adj	+ 11.47	Depreciation ( 27%)	- 56,739
Plumbing Adj	+ 8.68	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 153,405
Adj Base Cost	= 119.28	Lot Value	+ 26,033
Total Area	x 1,623	Indicated Value	= 179,438
Adjusted Cost	= 193,591	Value Per SqFt	110.56

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	12609	14x4		56	24.09		1,349
PATO	SLAB PORCH - OPEN	12610	16x10		160	10.33		1,653
PATO	SLAB PORCH - OPEN	119637	14x7		98	10.86		1,064



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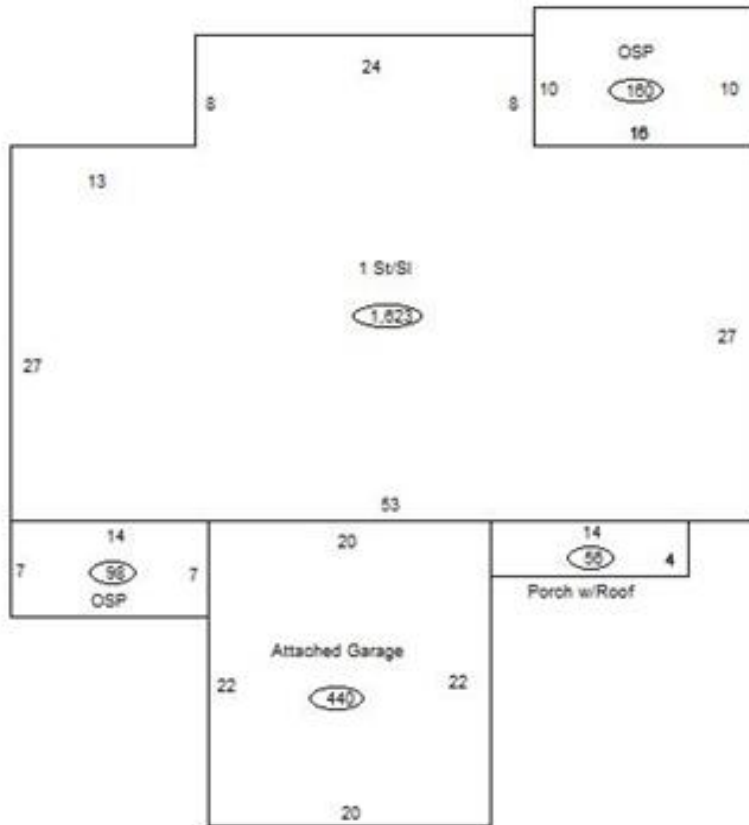
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	1		13	Attached Garage	440	1.000	440
2	M	PRCH		13	SLBC	56	1.000	56
3	M	PATO		13	Open Slab	160	1.000	160
4	R	1	Slab	13	1 St/SI	1,623	1.000	1,623
5	M	PATO		13	Open Slab	98	1.000	98
<b>Total Building Area</b>						1,623		1,623



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.68 x )						