



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 02:11:24
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660005090 Parcel ID 000000-00-0-00471-002-0001 Cadastral ID 06-21-15-03100 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 288376 WOOD, FRANK D & MERLE L BEVENUE-WOOD TRUSTEES 12208 N 195TH E AVE COLLINSVILLE OK 74021-0000																																																																																																																									
Parcel Location Situs 12208 N 195TH E AVE Subdivision LOOKING GLASS EXT Lot/Block 0001 / 0002 Parcel Size .5 - Lots Sec/Twn/Rng 6 / 21 / 15 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.33073538 -95.75536512 N2 LOT 1 BLOCK 2 LOOKING GLASS EXT.					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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 Time 02:11:24
 Page 2

Lot Data		Square-Foot - NBHD 1014 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.5084		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	65,706.00 x 1.01 = 66,185		
Factor Value			
Adjustments	1.0000		
Lot Value	66,185		



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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	70% Veneer, Masonry 30% Frame, Siding, Vinyl
Base/Total Area	2,299 / 2,299
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	625 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1987 / 29

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	242,551	105.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	295,240		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	92.23	Total Misc Impr	+	9,931			
Roofing Adj	+ 4.04	Garage Cost	+	16,363			
Subfloor Adj	+ 1.15	Total RCN	=	294,357			
Heat/Cool Adj	+ 11.47	Depreciation (39%)	-	114,799			
Plumbing Adj	+ 7.71	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	179,558			
Adj Base Cost	= 116.60	Lot Value	+	66,185			
Total Area	x 2,299	Indicated Value	=	245,743			
Adjusted Cost	= 268,063	Value Per SqFt		106.89			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	179,558		
Lot Value	66,185		
Indicated Value	245,743	106.89	Per SqFt
Agland Value			
Site Improvements	12,011		
Total Value	257,754	112.12	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	5,095.98		5,096
PATO	SLAB PORCH - OPEN	12827	20x13		260	9.02		2,345
PRCH	SLAB PORCH - COVERED	12828	13x8		104	23.94		2,490



Rogers

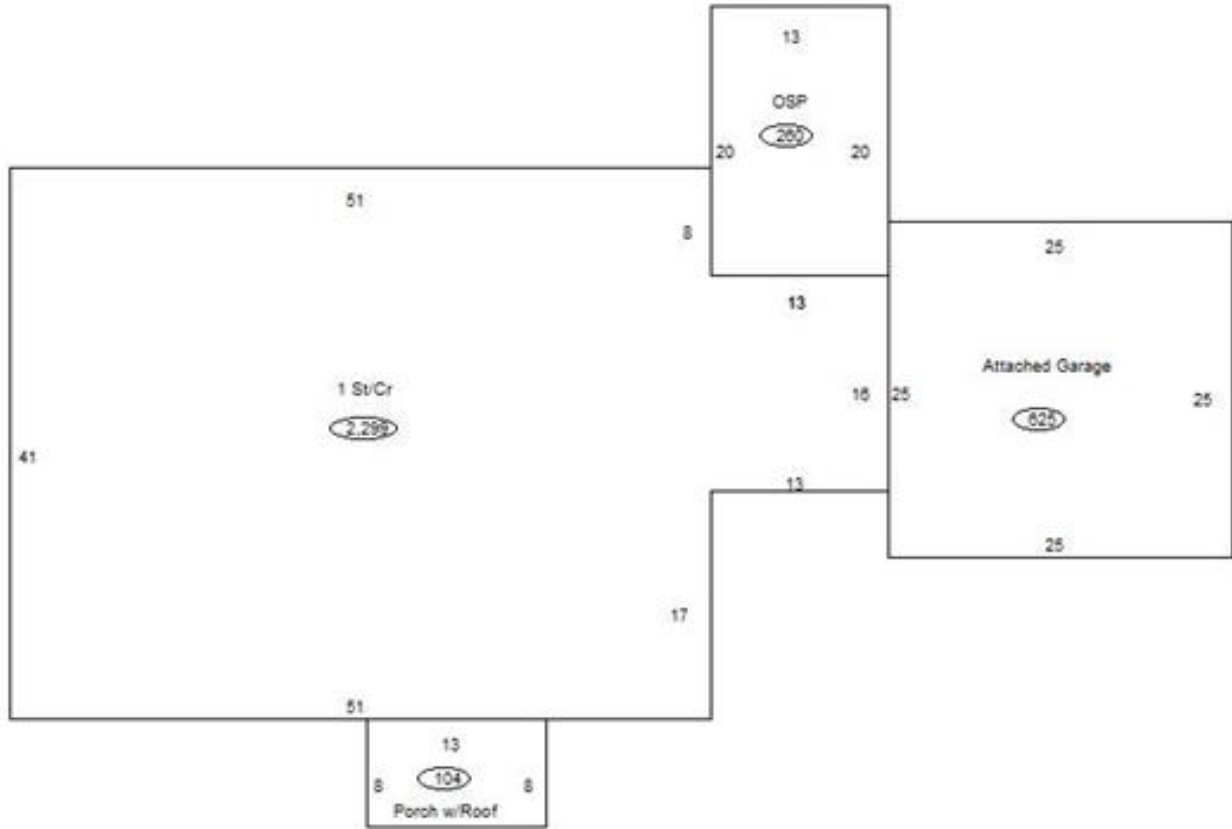
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 Page 3

Sketch Image

660005090



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	2,299	1.000	2,299
2	G	1		13	Attached Garage	625	1.000	625
3	M	PATO		13	Open Slab	260	1.000	260
4	M	PRCH		13	SLBC	104	1.000	104
Total Building Area						2,299		2,299



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Page 4

660005090

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			768
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)		RCNLD
Base Cost (31.28 x 768)		24,023	24,023	12,012		12,011