



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 11:49:41
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Assessment Data					Primary Image																																																																																																																				
Account 660005118 Parcel ID 000000-00-0-00471-004-0009 Cadastral ID 06-21-15-03380 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 334787 HEITMAN, JOHN TROY & DANA REVOCABLE LIVING TRUST 11604 N 195TH E PL COLLINSVILLE OK 74021-0000																																																																																																																									
Parcel Location Situs 11604 N 195TH E PL Subdivision LOOKING GLASS EXT Lot/Block 0009 / 0004 Parcel Size 4 - Lots Sec/Twn/Rng 6 / 21 / 15 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.32301393 -95.75468742 LOTS 8,9,10 & 11 BLOCK 4 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>R2016 03 16</td> <td>R18-NEW 864 POLE BARN</td> <td>03/2016</td> <td>08/2017</td> <td>8,000</td> </tr> <tr> <td>R2009 0525</td> <td>R15-NEW SFR 1413 SQ FT</td> <td>06/2009</td> <td>10/2014</td> <td>60,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2016 03 16	R18-NEW 864 POLE BARN	03/2016	08/2017	8,000	R2009 0525	R15-NEW SFR 1413 SQ FT	06/2009	10/2014	60,000																																																																																																	
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Lot Data		Square-Foot - NBHD 1014 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.2884		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	56,121.00 x 1.15 = 64,268		
Factor Value			
Adjustments	1.0000		
Lot Value	64,268		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,440 / 2,457
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,440
Fixture/RghIn	16 /
Bed/F/H Bath	2 / 3.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2014 / 9

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	271,202 110.38 Per SqFt

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach
Improvements	219,251
Lot Value	64,268
Indicated Value	283,519 115.39 Per SqFt
Agland Value	
Site Improvements	51,010
Total Value	334,529 136.15 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	77.57	Total Misc Impr	+ 0
Roofing Adj	+ 2.62	Garage Cost	+ 0
Subfloor Adj	+ -0.70	Total RCN	= 243,612
Heat/Cool Adj	+ 11.47	Depreciation (10%)	- 24,361
Plumbing Adj	+ 8.19	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 219,251
Adj Base Cost	= 99.15	Lot Value	+ 64,268
Total Area	x 2,457	Indicated Value	= 283,519
Adjusted Cost	= 243,612	Value Per SqFt	115.39

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	48x35x0			1,680
	Qual 2	Cond	Year	2017	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (29.53 x 1,680)	49,610		49,610		49,610
	STF	STG FAIR	10x16x0			160
	Qual 2	Cond 3	Year		Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 160)	749		749	225	524
	LF	LOAFING SHED	10x12x0			120
	Qual	Cond	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
	Base Cost (4.26 x 120)	511		511	102	409
	LT	LEAN-TO	10x16x0			160
	Qual	Cond	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 160)	467		467		467