



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660011515 Parcel ID 21N14E-11-1-00000-000-0000 Cadastral ID 11-21-14-00700 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 307433 MCDANIEL, RAY GORDON & LINDA TRUST 17304 E 113TH ST N OWASSO OK 74055-0000 Parcel Location Situs 17304 E 113TH ST N Subdivision Lot/Block / Parcel Size 3.57 - Acres Sec/Twn/Rng 11 / 21 / 14 / 1 Neighborhood 6060 - UNPLATTED School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.31871250 -95.78041581																																																																																																																									
W 460' E 1450' S 338' N 1313.74' N2 NE					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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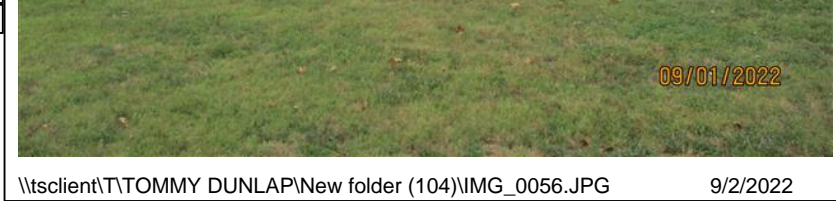
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Lot Data	Square-Foot - NBHD 6060 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,780 / 1,780
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,780
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1978 / 36



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	110.15	Total Misc Impr	+ 20,592				
Roofing Adj	+ 4.82	Garage Cost	+ 16,627				
Subfloor Adj	+ -2.31	Total RCN	= 275,775				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 118,583				
Plumbing Adj	+ 8.72	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 157,192				
Adj Base Cost	= 134.02	Lot Value	+ 157,192				
Total Area	x 1,780	Indicated Value	= 157,192				
Adjusted Cost	= 238,556	Value Per SqFt	88.31				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	157,192		
Lot Value			
Indicated Value	157,192	88.31	Per SqFt
Agland Value	600		
Site Improvements	6,628		
Total Value	164,420	92.37	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	27128	20x12		240	68.83		16,519
PRCH	SLAB PORCH - COVERED	27129	154		154	26.45		4,073



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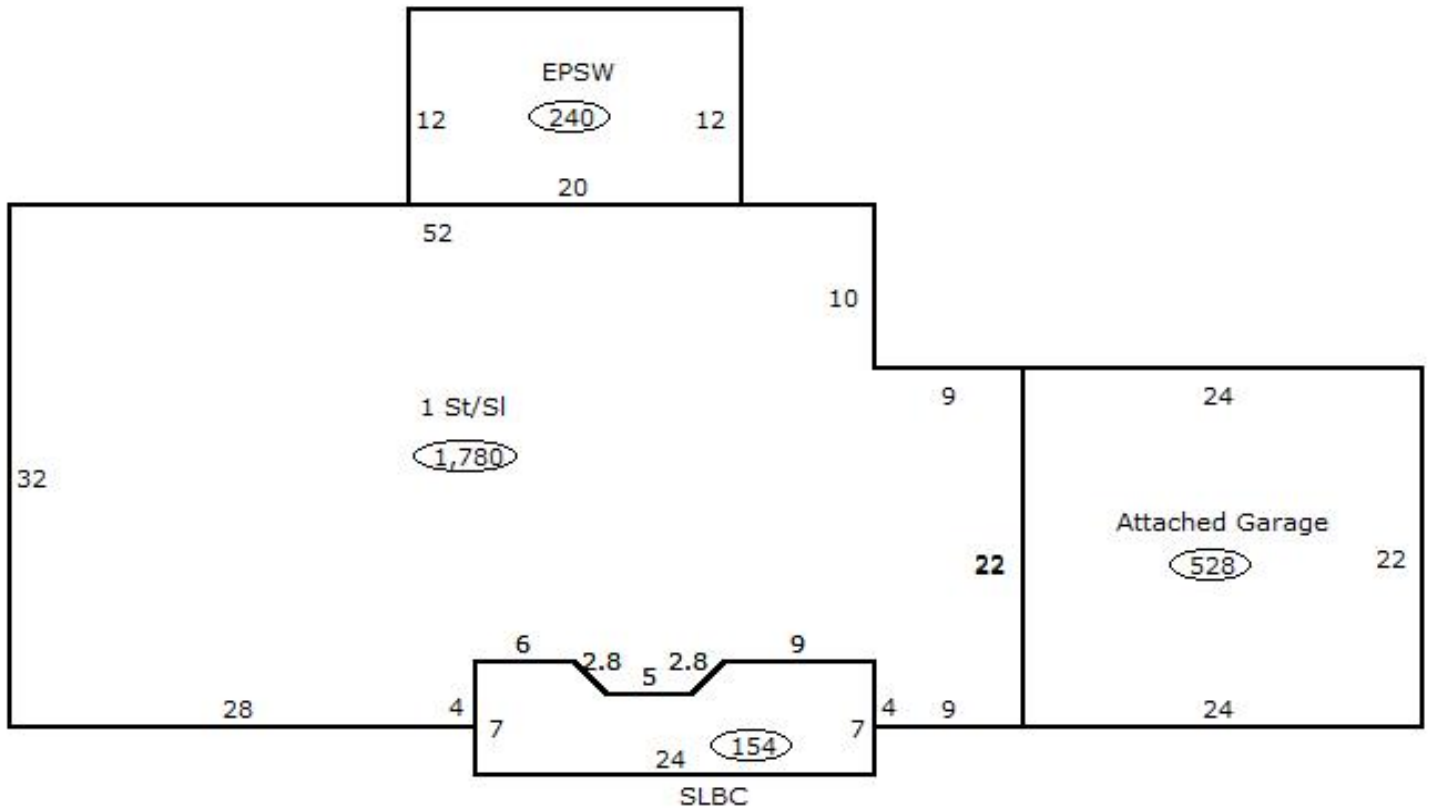
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Sketch Image

660011515



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,780	1.000	1,780
2	G	1		13	Attached Garage	528	1.000	528
3	M	EPSW		13	EPSW	240	1.000	240
4	M	PRCH		13	SLBC	154	1.000	154
Total Building Area						1,780		1,780



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	25x30x0			750
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (60% Phys/ % Func)	RCNLD
	Base Cost (10.48 x 750)	7,860		7,860	4,716	3,144
	BARN	BARN	20x22x0			440
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD
	Base Cost (10.48 x 440)	4,611		4,611	2,306	2,305
	LF	LOAFING SHED	10x20x0			200
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.26 x 200)	852		852	852	
	STA	STG AVG	15x16x0			240
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
	Base Cost (7.02 x 240)	1,685		1,685	506	1,179
	CP	CARPORT DIRT	18x20x0			360
	Qual 1	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (3.50 x 360)	1,260		1,260	1,260	



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			3.570	0	168	0	0
IMP PST Totals						3.570			0	0
Total Agland						3.570			0	0