



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
Account 660011600 Parcel ID 000000-00-0-00384-001-0012 Cadastral ID 11-21-14-04190 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 259075 STROUD, KENNETH W & KATHY LYNN FAMILY TRUST 17521 E 112TH ST N OWASSO OK 74055-0000 Parcel Location Situs 17521 E 112TH ST N Subdivision HOFFMAN ACRES Lot/Block 0012 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 21 / 14 / 5 Neighborhood 1047 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-9-2\IMG_0042. 9/2/2022</p>														
Legal Description Lat/Long: 36.31787825 -95.78276245																			
LOT 12 BLOCK 1 HOFFMAN ACRES					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					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	963/678	ATWOOD, CLARA DENICE	07/27/1994	0	No										
PD	Add-Homestead	Yes	1,000	1,000	963/679	ATWOOD, EMMETT	07/27/1994	46,500	Yes										
					896/731	ATWOOD, JERRY J	07/09/1992	0	No										
Parcel Valuation					Assessment History														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax											
Remove Cap	0	Land Value	84,168	38,902	11%	4,279	Assessed	11,634	1,139.67										
Year Frozen	2022	Improvements	144,671	66,865		7,355	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	2,000	-196.00										
TIF Project ID	0	Total Value	228,839	105,767		11,634	Total Taxable	9,634	944.00										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660011600	STROUD, KENNETH W &			3	208,111	2000	9,634	944.00										
2024	2024-660011600	STROUD, KENNETH W &			3	228,196	2000	9,635	926.00										
2023	2023-660011600	STROUD, KENNETH W &			3	136,179	2000	9,634	903.00										
2022	2022-660011600	STROUD, KENNETH W &			3	129,112	2000	9,634	944.00										
2021	2021-660011600	STROUD, KENNETH W &			3	117,753	1000	10,295	996.00										
2020	2020-660011600	STROUD, KENNETH W &			3	116,347	1000	9,967	963.00										
2019	2019-660011600	STROUD, KENNETH W &			3	115,433	1000	9,648	933.00										
2018	2018-660011600	STROUD, KENNETH W &			3	114,817	1000	8,715	811.00										
2017	2017-660011600	STROUD, KENNETH W &			3	114,063	1000	8,433	793.00										
2016	2016-660011600	STROUD, KENNETH W &			3	111,701	1000	8,157	768.00										
2015	2015-660011600	STROUD, KENNETH W &			3	108,651	1000	7,891	748.00										
2014	2014-660011600	STROUD, KENNETH W &			3	109,921	1000	7,632	731.00										
2013	2013-660011600	STROUD, KENNETH W &			3	103,324	1000	7,381	691.00										



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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.0819 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 47,128.00 x 1.79 = 84,168 Factor Value Adjustments 1.0000 Lot Value 84,168		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Stucco
Base/Total Area	1,478 / 1,478
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	336 Carport - Gable Roof
Remodel	
Year/Eff Age	1965 / 46



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	178,545	120.80	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	198,550		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	82,181		
Lot Value	84,168		
Indicated Value	166,349	112.55	Per SqFt
Agland Value			
Site Improvements	62,490		
Total Value	228,839	154.83	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.07	Total Misc Impr	+ 4,383				
Roofing Adj	+ 4.07	Garage Cost	+ 2,197				
Subfloor Adj	+ 2.33	Total RCN	= 182,625				
Heat/Cool Adj	+ 10.30	Depreciation (55%)	- 100,444				
Plumbing Adj	+ 6.34	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 82,181				
Adj Base Cost	= 119.11	Lot Value	+ 84,168				
Total Area	x 1,478	Indicated Value	= 166,349				
Adjusted Cost	= 176,045	Value Per SqFt	112.55				

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	27429	8x5		40	10.24		410
PATO	SLAB PORCH - OPEN	27430	37x14		518	7.67		3,973



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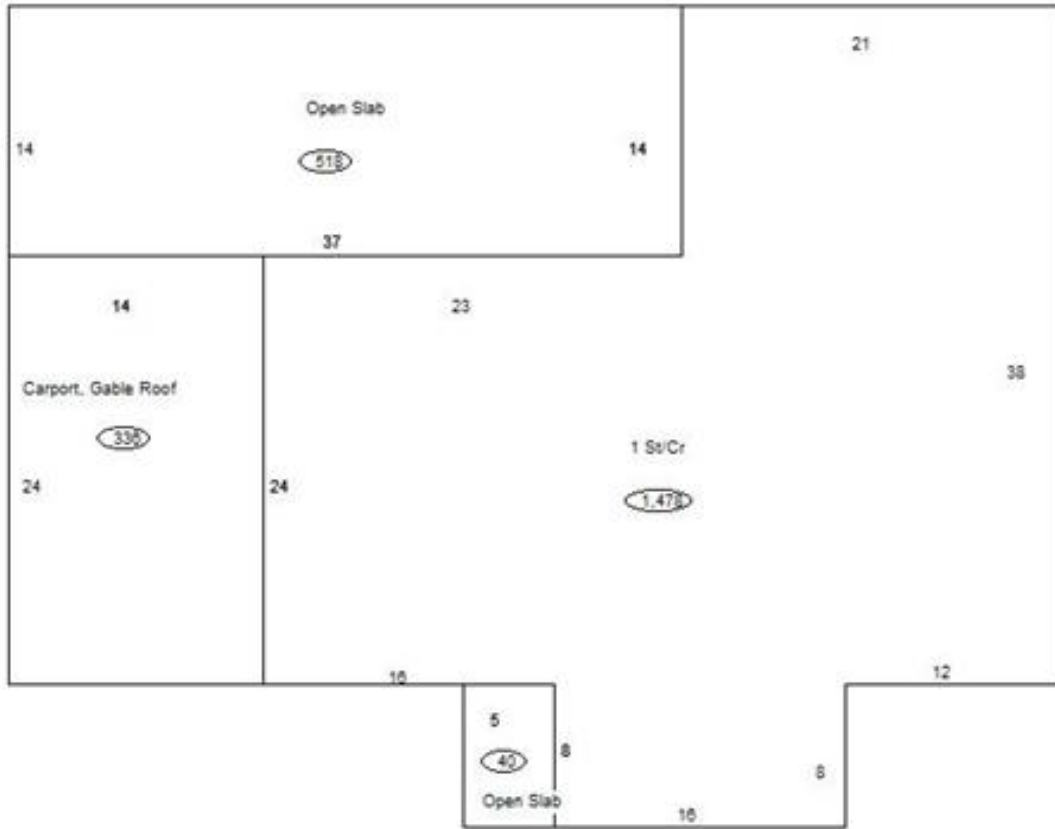
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,478	1.000	1,478
2	M	PATO		10	Open Slab	40	1.000	40
3	M	PATO		10	Open Slab	518	1.000	518
4	G	3		10	Carport, Gable Roof	336	1.000	336
Total Building Area						1,478		1,478



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	24x30x0			720	
	Qual 2	Cond 3	Year 2018	Eff Age	6		
	Valuation Summary Base Cost (29.97 x 720) 21,578		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	21,578
	UTIL	SHOP BUILDING	0x0x0			1,500	
	Qual 2	Cond 3	Year	Eff Age			
	Valuation Summary Base Cost (28.71 x 1,500) 43,065		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD	40,912
	LF	LOAFING SHED	0x0x0			140	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary Base Cost (4.26 x 140) 596		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	596