



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 16:24:42  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011602 <b>Parcel ID</b> 000000-00-0-00384-001-0014 <b>Cadastral ID</b> 11-21-14-04210 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 300439 GARRISON, ERIN D &  KENNETH 17505 E 112TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17505 E 112TH ST N <b>Subdivision</b> HOFFMAN ACRES <b>Lot/Block</b> 0014 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 11 / 21 / 14 / 5 <b>Neighborhood</b> 1047 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.31787127 -95.78384234																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.051	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	45,784.00 x 1.81 = 82,717	
Factor Value		
Adjustments	1.0000	
Lot Value	82,717	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,344 / 1,344
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 35

\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2022-9-2\IMG\_0039. 9/2/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	159,911	118.98	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	209,700		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	109,371		
Lot Value	82,717		
Indicated Value	192,088	142.92	Per SqFt
Agland Value			
Site Improvements	3,545		
Total Value	195,633	145.56	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.28	Total Misc Impr	+	4,032			
Roofing Adj	+ 4.44	Garage Cost	+	14,325			
Subfloor Adj	+ 1.15	Total RCN	=	179,906			
Heat/Cool Adj	+ 11.47	Depreciation ( 44%)	-	79,159			
Plumbing Adj	+ 6.86	Lump Sums	+	8,624			
Basement Adj	+ 0.00	RCNLD	=	109,371			
Adj Base Cost	= 120.20	Lot Value	+	82,717			
Total Area	x 1,344	Indicated Value	=	192,088			
Adjusted Cost	= 161,549	Value Per SqFt		142.92			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	27438	12x8		96	23.97		2,301
PRCH	SLAB PORCH - COVERED	27439	12x6		72	24.04		1,731
WODO	WOOD DECK - OPEN	137743	16x15		240	18.94		4,546
WODO	WOOD DECK - OPEN	137744	16x12		192	21.24		4,078



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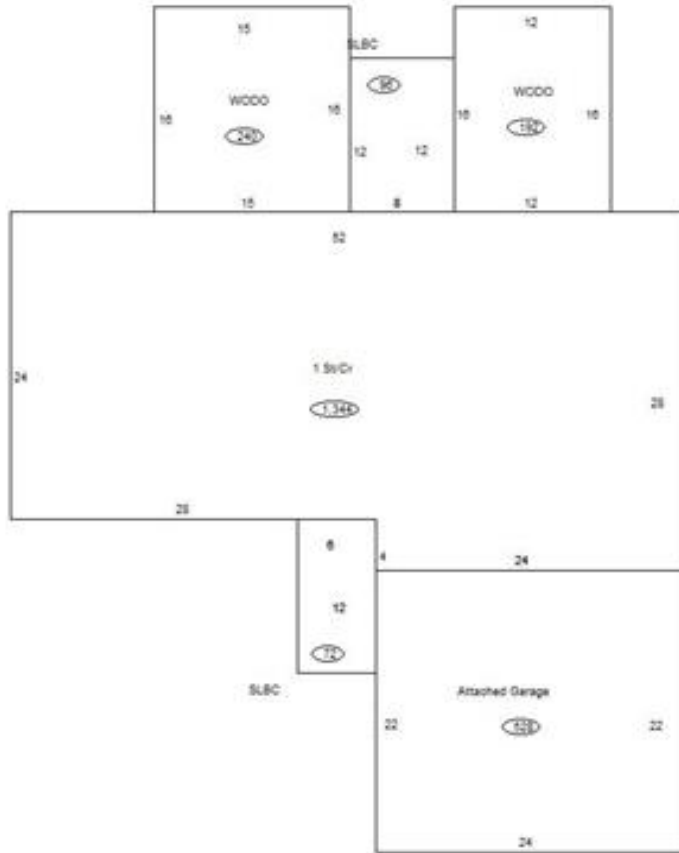
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Sketch Image

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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	1,344	1.000	1,344
2	G	1		10	Attached Garage	528	1.000	528
3	M	PRCH		10	SLBC	96	1.000	96
4	M	PRCH		10	SLBC	72	1.000	72
5	M	WODO		10	WODO	240	1.000	240
6	M	WODO		10	WODO	192	1.000	192
<b>Total Building Area</b>						<b>1,344</b>		<b>1,344</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN BARN		0x0x0			288
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.48 x 288)	3,018		3,018	2,113	905
	DTGF DETACHED GARAGE FAIR		0x0x0			660
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (75% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.00 x 660)	10,560		10,560	7,920	2,640