



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:25:08  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011689 <b>Parcel ID</b> 000000-00-0-00873-001-0004 <b>Cadastral ID</b> 11-21-14-05080 <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> 257140 JOHNSON, PHILLIP G & PAMELA J  PO BOX 814 SPERRY OK 74073-0000  <b>Parcel Location</b> <b>Situs</b> 10628 N 166TH E AVE <b>Subdivision</b> VILLAGE <b>Lot/Block</b> 0004 / 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: 36.30912437 -95.78921281																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.2721	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	55,412.00 x 1.68 = 93,115	
Factor Value		
Adjustments	1.0000	
Lot Value	93,115	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Stone 10% Frame, Siding, Vinyl
Base/Total Area	2,634 / 2,634
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,634
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1977 / 37



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-30\ 8/31/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	222,758	84.57	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	274,090		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	197,434		
Lot Value	93,115		
Indicated Value	290,549	110.31	Per SqFt
Agland Value			
Site Improvements	4,928		
Total Value	295,477	112.18	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.37	Total Misc Impr	+	13,406			
Roofing Adj	+ 4.47	Garage Cost	+				
Subfloor Adj	+ -2.13	Total RCN	=	352,560			
Heat/Cool Adj	+ 12.64	Depreciation ( 44%)	-	155,126			
Plumbing Adj	+ 7.41	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	197,434			
Adj Base Cost	= 128.76	Lot Value	+	93,115			
Total Area	x 2,634	Indicated Value	=	290,549			
Adjusted Cost	= 339,154	Value Per SqFt		110.31			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	27710	34x6		204	26.29		5,363
PATO	SLAB PORCH - OPEN	27711	250		250	9.71		2,428



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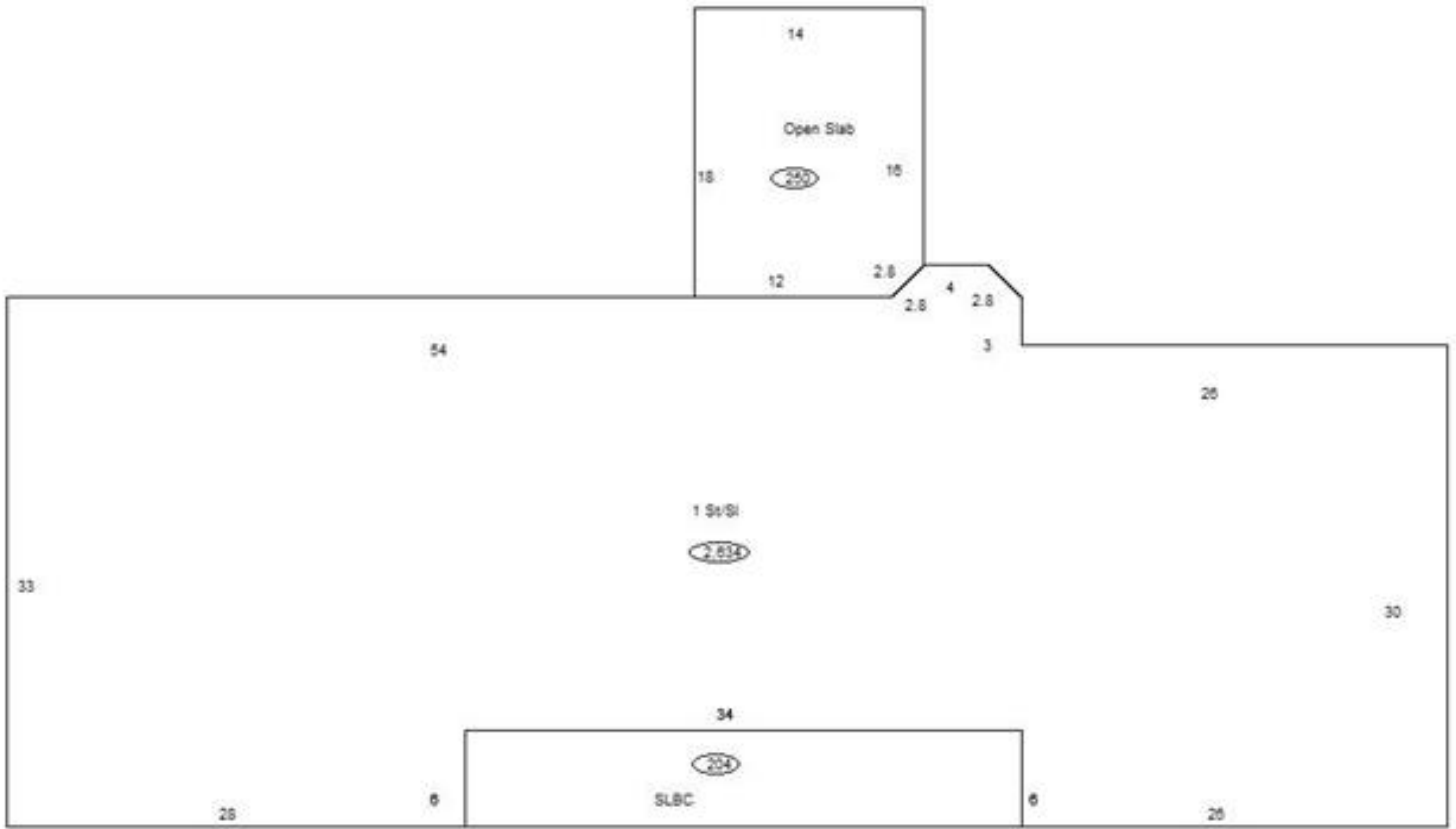
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,634	1.000	2,634
2	M	PRCH		10	SLBC	204	1.000	204
3	M	PATO		10	Open Slab	250	1.000	250
<b>Total Building Area</b>						2,634		2,634



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			560
	Qual 2	Cond 3	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (45% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (16.00 x 560)		8,960	8,960	4,032	4,928	