



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660011716 Parcel ID 000000-00-0-00873-003-0001 Cadastral ID 11-21-14-05350 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 258360 BEILMAN, PETER FRANK & CHERYL LYNNE REVOCABLE LIVING TRUST 10601 N 168TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 10601 N 168TH E AVE Subdivision VILLAGE Lot/Block 0001 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 21 / 14 / 5 Neighborhood 1047 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.30785568 -95.78573051																																																																																																																									
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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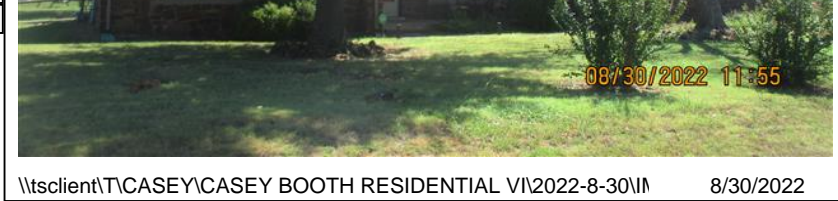
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	14000	
Non-Ag Acres	1.0785	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	46,981.00 x 1.79 = 84,009	
Factor Value		
Adjustments	1.0000	
Lot Value	84,009	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,581 / 1,581
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,581
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	594 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35



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

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	195,257	123.50	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	227,440		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	113.50	Total Misc Impr	+	15,349			
Roofing Adj	+ 4.72	Garage Cost	+	18,194			
Subfloor Adj	+ -2.33	Total RCN	=	252,259			
Heat/Cool Adj	+ 12.64	Depreciation (43%)	-	108,471			
Plumbing Adj	+ 9.81	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	143,788			
Adj Base Cost	= 138.34	Lot Value	+	84,009			
Total Area	x 1,581	Indicated Value	=	227,797			
Adjusted Cost	= 218,716	Value Per SqFt		144.08			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	143,788		
Lot Value	84,009		
Indicated Value	227,797	144.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	227,797	144.08	Total Value Per SqFt

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	27824	16x12		192	26.33		5,055
PATO	SLAB PORCH - OPEN	27825	12x9		108	11.40		1,231
PRCH	SLAB PORCH - COVERED	27826	26x5		130	26.52		3,448
SHLT	STORM SHELTER - AG IN GARAGE			2026	1	0.00		



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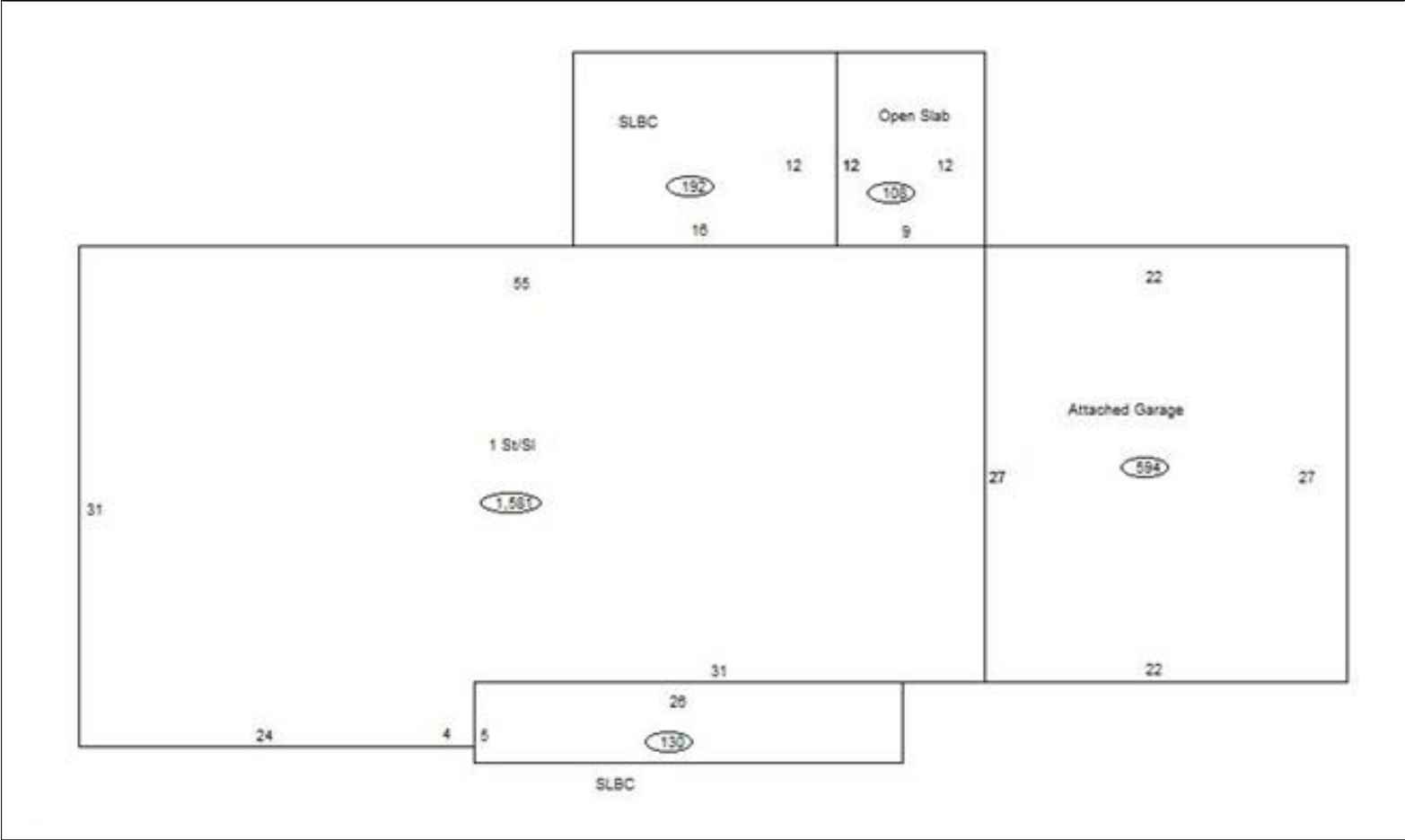
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Sketch Image

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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	1,581	1.000	1,581
2	G	1		10	Attached Garage	594	1.000	594
3	M	PRCH		10	SLBC	192	1.000	192
4	M	PATO		10	Open Slab	108	1.000	108
5	M	PRCH		10	SLBC	130	1.000	130
Total Building Area						1,581		1,581



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	10x24x0			240
	Qual 2	Cond 3	Year 2018	Eff Age 6		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 240)		1,123		1,123	1,123	
	STF	STG FAIR	10x12x0			120
	Qual 2	Cond 2	Year 2018	Eff Age 8		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 120)		562		562	562	