



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 21:26:32  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011757 <b>Parcel ID</b> 000000-00-0-00876-002-0006 <b>Cadastral ID</b> 11-21-14-05760 <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> 122114 HARALSON, JAMES L & CARMALETA F TRUST  16905 E 107TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 16905 E 107TH ST N <b>Subdivision</b> VILLAGE SECOND <b>Lot/Block</b> 0006 / 0002 <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: 36.30963637 -95.78485505																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.008	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	43,909.00 x 1.84 = 80,692	
Factor Value		
Adjustments	1.0000	
Lot Value	80,692	

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	1,677 / 1,677
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,677
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	194,001	115.68	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	231,190 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	109.00	Total Misc Impr	+ 8,889	Garage Cost	+ 14,498	Total RCN	= 246,998
Roofing Adj	+ 4.76					Depreciation ( 43%)	- 106,209
Subfloor Adj	+ -2.31					Lump Sums	+ 0
Heat/Cool Adj	+ 12.64					RCNLD	= 140,789
Plumbing Adj	+ 9.25					Lot Value	+ 80,692
Basement Adj	+ 0.00					Indicated Value	= 221,481
Adj Base Cost	= 133.34					Value Per SqFt	132.07
Total Area	x 1,677						
Adjusted Cost	= 223,611						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	140,789		
Lot Value	80,692		
Indicated Value	221,481	132.07	Per SqFt
Agland Value			
Site Improvements	5,440		
Total Value	226,921	135.31	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	28003	7x5		35	26.82		939
PATO	SLAB PORCH - OPEN	28004	18x13		234	9.98		2,335



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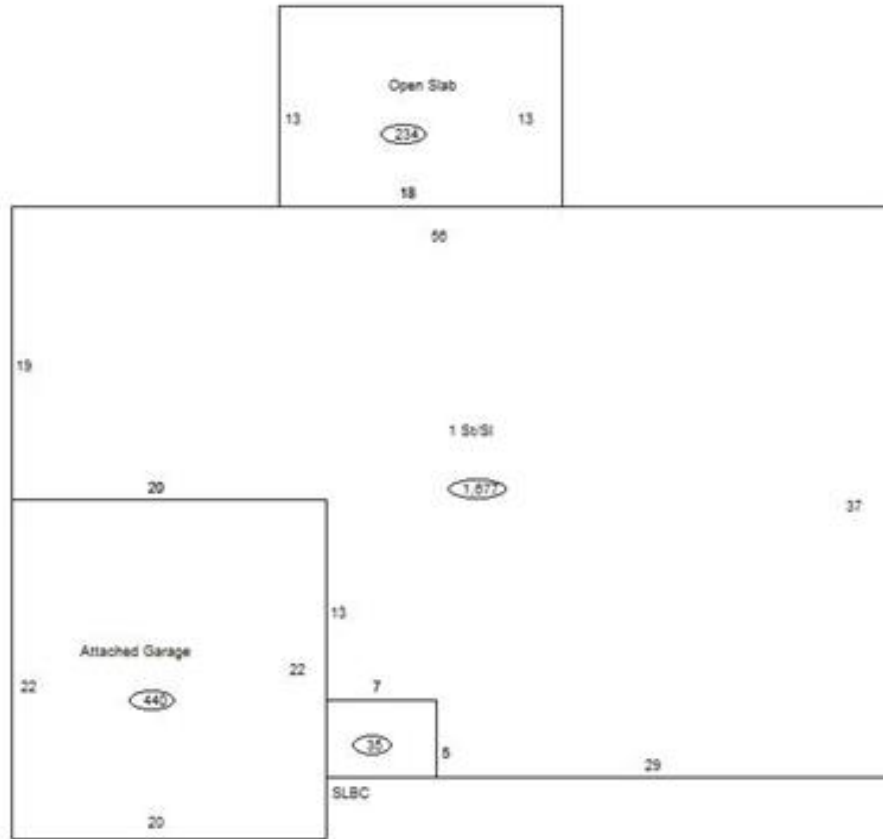
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Sketch Image

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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	1,677	1.000	1,677
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	35	1.000	35
4	M	PATO		10	Open Slab	234	1.000	234
<b>Total Building Area</b>						<b>1,677</b>		<b>1,677</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	20x20x0			400
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (16.00 x 400) 6,400		<b>Modifier Total</b>	<b>RCN</b> 6,400	<b>Depr (15% Phys/ % Func)</b> 960	<b>RCNLD</b> 5,440
	STF	STG FAIR	10x12x0			120
	Qual 2	Cond 2	Year	Eff Age	2026	
	<b>Valuation Summary</b> Base Cost (4.68 x 120) 562		<b>Modifier Total</b>	<b>RCN</b> 562	<b>Depr (100% Phys/ % Func)</b> 562	<b>RCNLD</b> 562