



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:26:40
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Assessment Data					Primary Image																																																																																																																				
Account 660011769 Parcel ID 000000-00-0-00876-003-0012 Cadastral ID 11-21-14-05880 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 122184 FERRELL, FREDDIE G RT 1 BOX 750 STILWELL OK 74960-0000 Parcel Location Situs 10818 N 172ND E AVE Subdivision VILLAGE SECOND Lot/Block 0012 / 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: 36.31048246 -95.78252732																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.1054	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	48,152.00 x 1.77 = 85,274	
Factor Value		
Adjustments	1.0000	
Lot Value	85,274	

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	1,606 / 1,606
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,606
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	506 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-31\ 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	189,233	117.83	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	224,240		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	145,527		
Lot Value	85,274		
Indicated Value	230,801	143.71	Per SqFt
Agland Value			
Site Improvements			
Total Value	230,801	143.71	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	118.19	Total Misc Impr	+	9,421			
Roofing Adj	+ 4.91	Garage Cost	+	16,086			
Subfloor Adj	+ -2.31	Total RCN	=	255,310			
Heat/Cool Adj	+ 12.64	Depreciation (43%)	-	109,783			
Plumbing Adj	+ 9.66	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	145,527			
Adj Base Cost	= 143.09	Lot Value	+	85,274			
Total Area	x 1,606	Indicated Value	=	230,801			
Adjusted Cost	= 229,803	Value Per SqFt		143.71			

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	28040	23x4		92	26.64		2,451
PATO	SLAB PORCH - OPEN	28041	12x10		120	11.29		1,355



Rogers

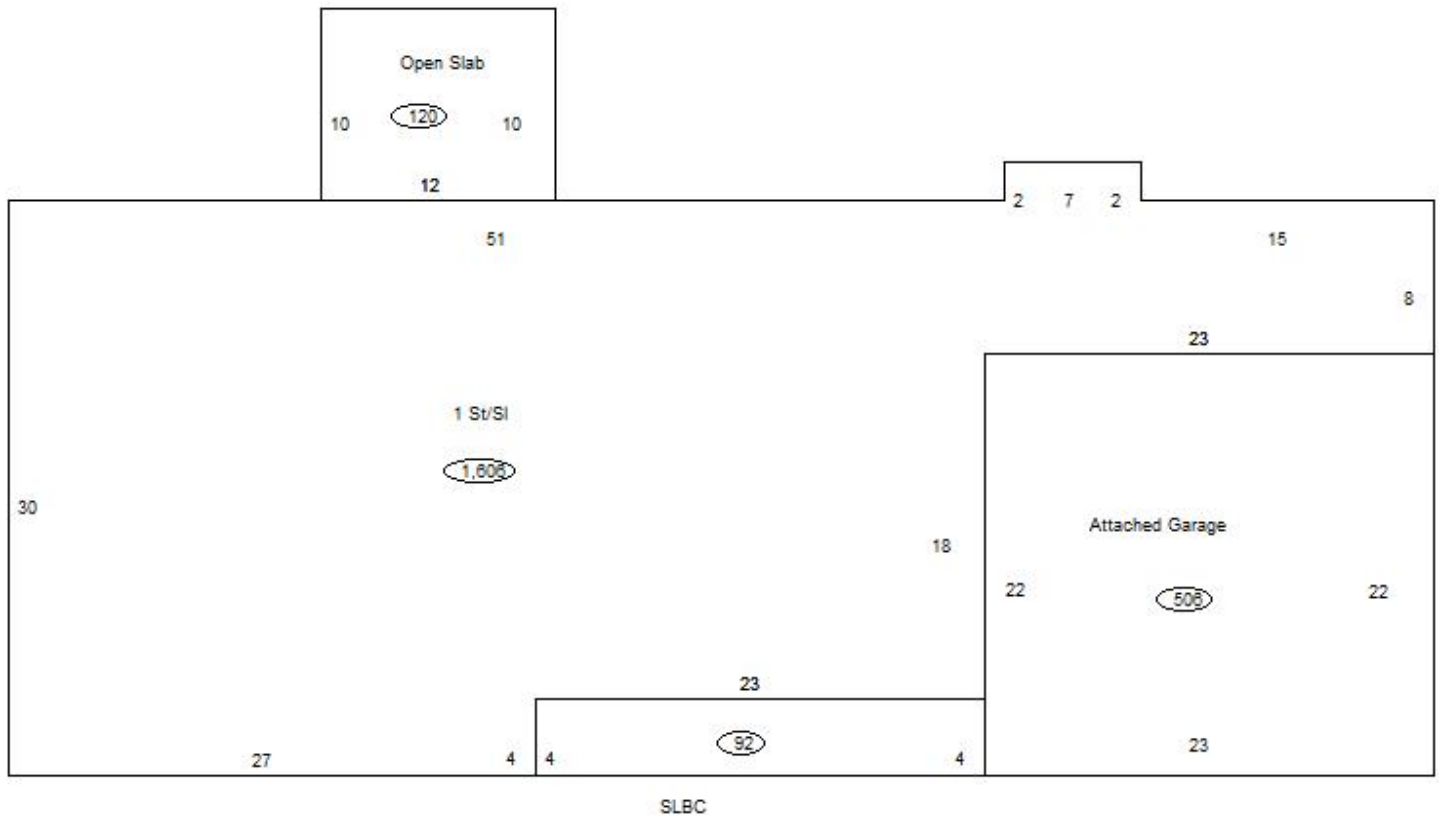
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Sketch Image

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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	1,606	1.000	1,606
2	G	1		10	Attached Garage	506	1.000	506
3	M	PRCH		10	SLBC	92	1.000	92
4	M	PATO		10	Open Slab	120	1.000	120
Total Building Area						1,606		1,606



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	12x16x0			192
	Qual	2	Cond 2	Year	Eff Age 2026	
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 192)		899			899	899