



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:27:11  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011800 <b>Parcel ID</b> 000000-00-0-00876-005-0008 <b>Cadastral ID</b> 11-21-14-06190 <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> 318149 DAVIS, DONNIE GLENN & SHEILA B  17342 E 107TH PL N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17342 E 107TH PL N <b>Subdivision</b> VILLAGE SECOND <b>Lot/Block</b> 0008 / 0005 <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: 36.30970574 -95.78056156																																																																																																																									
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Date 04/16/2026  
 Time 21:27:12  
 Page 2

Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> 1 <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 1.1334 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> 0  <b>Method</b> Square-Foot <b>Base Lot Value</b> 49,371.00 x 1.75 = 86,591 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 86,591		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Stone
<b>Base/Total Area</b>	1,888 / 1,888
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	4 Metal, Preformed
<b>Area on Slab</b>	1,888
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	780 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1983 / 32

\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-31\ 8/31/2022	
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GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	279,231	147.90	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	6		
<b>Indicated Value</b>	296,770		Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	114.48	<b>Total Misc Impr</b>	+ 15,879				
<b>Roofing Adj</b>	+ 5.57	<b>Garage Cost</b>	+ 23,236				
<b>Subfloor Adj</b>	+ -2.25	<b>Total RCN</b>	= 300,886				
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 40%)</b>	- 120,354				
<b>Plumbing Adj</b>	+ 8.21	<b>Lump Sums</b>	+ 0				
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 180,532				
<b>Adj Base Cost</b>	= 138.65	<b>Lot Value</b>	+ 86,591				
<b>Total Area</b>	x 1,888	<b>Indicated Value</b>	= 267,123				
<b>Adjusted Cost</b>	= 261,771	<b>Value Per SqFt</b>	141.48				

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	180,532		
<b>Lot Value</b>	86,591		
<b>Indicated Value</b>	267,123	141.48	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	40,911		
<b>Total Value</b>	308,034	163.15	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	28170	16x12		192	26.33		5,055
PRCH	SLAB PORCH - COVERED	28171	33x6		198	26.31		5,209



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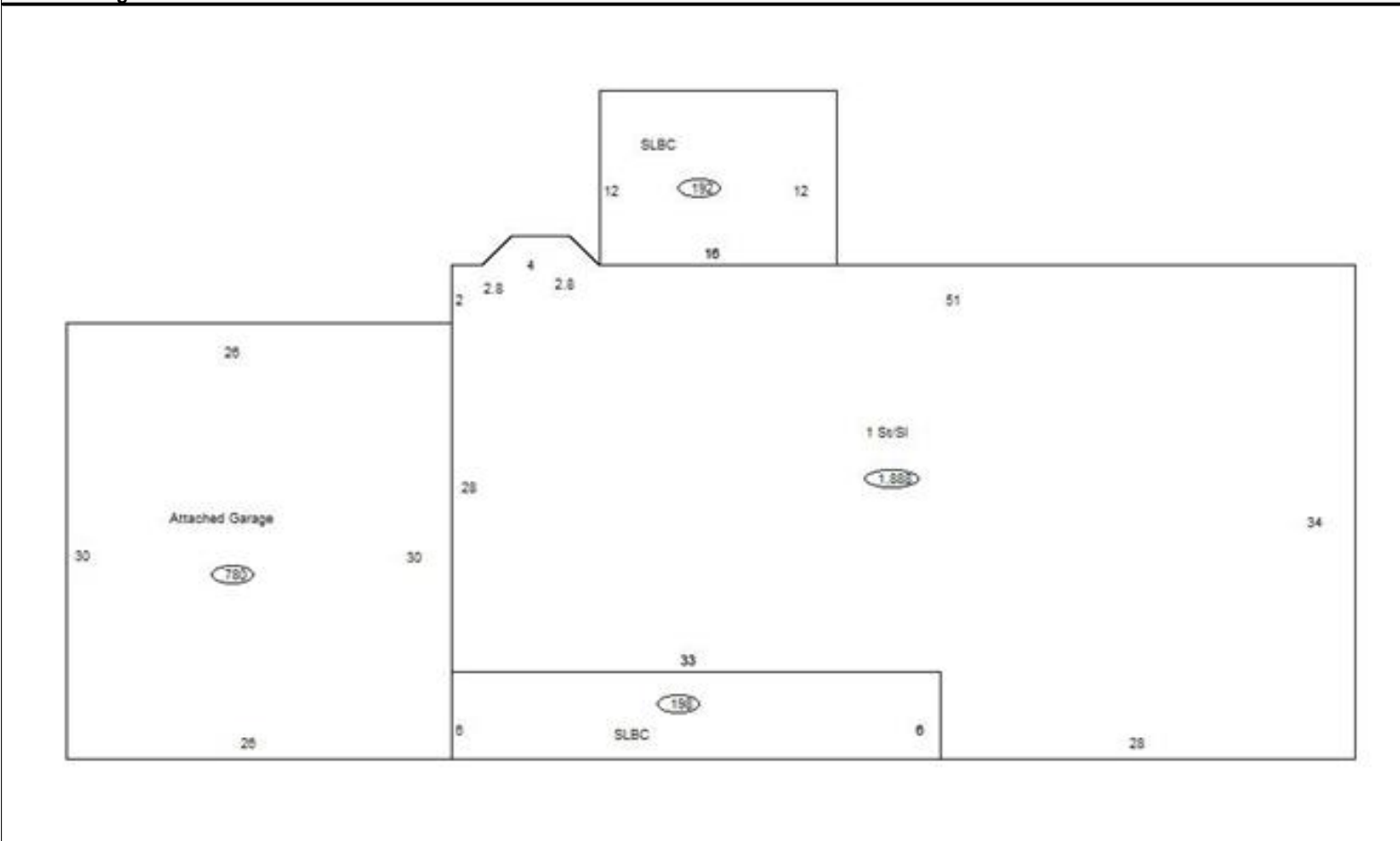
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 Time 21:27:12  
 Page 3

Sketch Image

660011800



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,888	1.000	1,888
2	G	1		10	Attached Garage	780	1.000	780
3	M	PRCH		10	SLBC	192	1.000	192
4	M	PRCH		10	SLBC	198	1.000	198
<b>Total Building Area</b>						1,888		1,888



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Page 4

660011800

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x35x0			1,400
	Qual 2	Cond	Year 2017	Eff Age		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (30.76 x 1,400)	43,064	43,064	2,153	40,911