



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660011805													
Parcel ID	000000-00-0-00876-005-0013													
Cadastral ID	11-21-14-06240													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	269095													
ROBINETT, RAYMOND &														
SARA														
10653 N 172ND E AVE														
OWASSO OK 74055-0000														
Parcel Location														
Situs	10653 N 172ND E AVE													
Subdivision	VILLAGE SECOND													
Lot/Block	0013 / 0005	Parcel Size	1 - Lots											
Sec/Twn/Rng	11 / 21 / 14 / 5													
Neighborhood	1047 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description														
Lat/Long: 36.30805667 -95.78163170														
LOT 13 BLOCK 5 VILLAGE SECOND														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
1126/123	GREEN, GLENN L JR & GLENN-RUTH	07/31/1998	92,000	Yes										
897/416	GREEN, GLENN L JR & GLENN-RUTH	10/29/1992	0	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap	1999	Land Value	84,734	48,926	11%	5,382	Assessed	14,927						
Year Frozen	2021	Improvements	150,283	86,774		9,545	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000						
TIF Project ID	0	Total Value	235,017	135,700		14,927	Total Taxable	13,927						
								-98.00						
								1,364.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660011805	ROBINETT, RAYMOND &	3	229,633	1000	13,927	1,364.00							
2024	2024-660011805	ROBINETT, RAYMOND &	3	254,947	1000	13,927	1,338.00							
2023	2023-660011805	ROBINETT, RAYMOND &	3	197,096	1000	13,927	1,305.00							
2022	2022-660011805	ROBINETT, RAYMOND &	3	169,344	1000	13,927	1,364.00							
2021	2021-660011805	ROBINETT, RAYMOND &	3	166,744	1000	13,927	1,347.00							
2020	2020-660011805	ROBINETT, RAYMOND &	3	164,272	1000	13,492	1,303.00							
2019	2019-660011805	ROBINETT, RAYMOND &	3	158,876	1000	13,070	1,263.00							
2018	2018-660011805	ROBINETT, RAYMOND &	3	164,347	1000	12,660	1,178.00							
2017	2017-660011805	ROBINETT, RAYMOND &	3	163,121	1000	12,263	1,153.00							
2016	2016-660011805	ROBINETT, RAYMOND &	3	159,274	1000	11,877	1,118.00							
2015	2015-660011805	ROBINETT, RAYMOND &	3	154,799	1000	11,502	1,091.00							
2014	2014-660011805	ROBINETT, RAYMOND &	3	155,923	1000	11,137	1,066.00							
2013	2013-660011805	ROBINETT, RAYMOND &	3	141,121	1000	10,784	1,010.00							



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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> 1.0939 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> 0  <b>Method</b> Square-Foot <b>Base Lot Value</b> 47,652.00 x 1.78 = 84,734 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 84,734		<p>08/31/2022 11:41</p> <p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-31\ 8/31/2022</p>

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>	1,626 / 1,626
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,626
<b>Fixture/RghIn</b>	4 /
<b>Bed/F/H Bath</b>	3 / 1.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	460 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1983 / 32

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	117.93	<b>Total Misc Impr</b>	+ 12,839	<b>Roofing Adj</b>	+ 4.90	<b>Garage Cost</b>	+ 14,968
<b>Subfloor Adj</b>	+ -2.31	<b>Total RCN</b>	= 250,471	<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 40%)</b>	- 100,188
<b>Plumbing Adj</b>	+ 3.78	<b>Lump Sums</b>	+ 0	<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 150,283
<b>Adj Base Cost</b>	= 136.94	<b>Lot Value</b>	+ 84,734	<b>Total Area</b>	x 1,626	<b>Indicated Value</b>	= 235,017
		<b>Value Per SqFt</b>	144.54	<b>Adjusted Cost</b>	= 222,664		

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>	190,435	117.12	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>	219,980		Per SqFt

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	150,283		
<b>Lot Value</b>	84,734		
<b>Indicated Value</b>	235,017	144.54	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	235,017	144.54	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	28188	22x5		110	26.58		2,924
PATO	SLAB PORCH - OPEN	28189	25x20		500	8.60		4,300



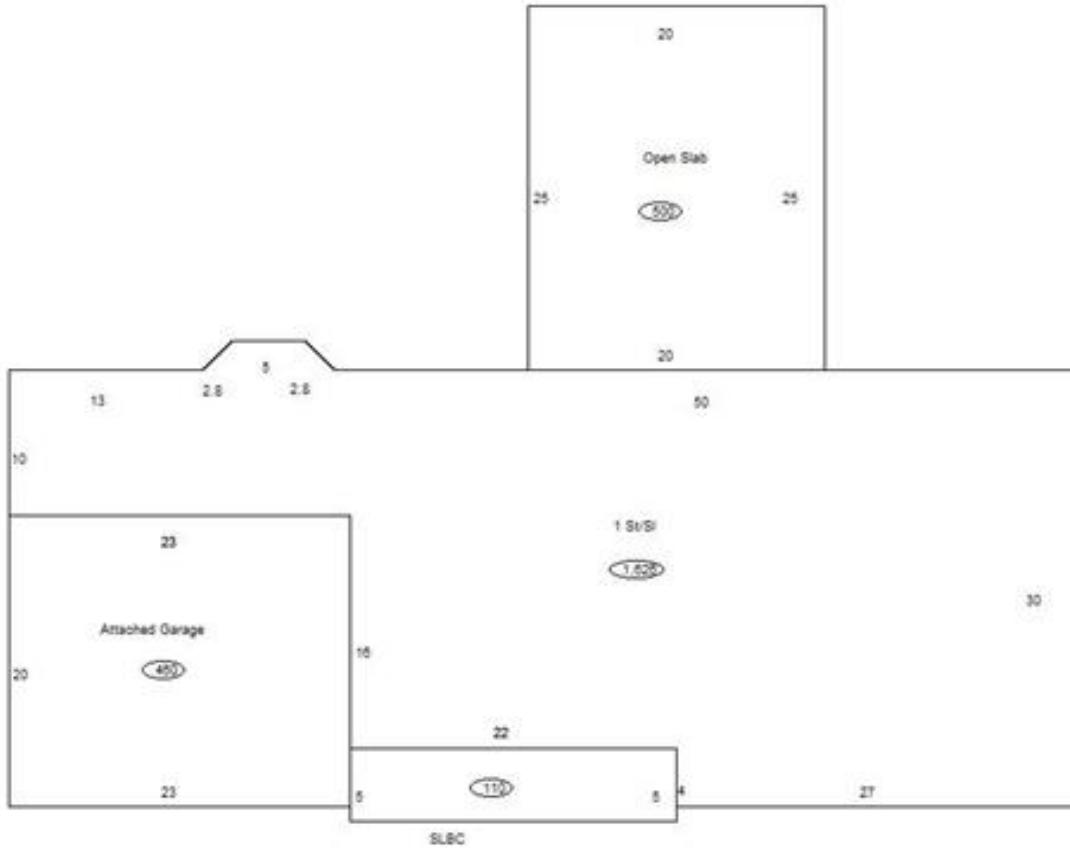
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Sketch Image

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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	1,626	1.000	1,626
2	G	1		10	Attached Garage	460	1.000	460
3	M	PRCH		10	SLBC	110	1.000	110
4	M	PATO		10	Open Slab	500	1.000	500
<b>Total Building Area</b>						1,626		1,626



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	CP	CARPORT DIRT	20x20x0			400	
	Qual	1	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
	Base Cost (3.50 x 400)		1,400		1,400	1,400	
	STF	STG FAIR	14x14x0			196	
	Qual	2	Cond 2	Year	Eff Age	2026	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>		<b>RCNLD</b>
	Base Cost (4.68 x 196)		917		917	917	