



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:27:30
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Assessment Data					Primary Image																																																																																																																				
Account 660011814 Parcel ID 000000-00-0-00876-006-0008 Cadastral ID 11-21-14-06330 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 253112 STEWART, JAMES A & SUSAN L REVOCABLE TRUST 16915 E 106TH ST N OWASSO OK 74055-0000 Parcel Location Situs 16915 106TH ST Subdivision VILLAGE SECOND Lot/Block 0008 / 0006 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: 36.30802123 -95.78448400																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.1133 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 48,495.00 x 1.77 = 85,645 Factor Value Adjustments 1.0000 Lot Value 85,645		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Stone 10% Frame, Siding, Wood
Base/Total Area	1,786 / 1,786
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,786
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-31\ 8/31/2022

Cost Approach				Manual : 01/2025			
Base Cost	111.84	Total Misc Impr	+ 16,738				
Roofing Adj	+ 4.70	Garage Cost	+ 14,498				
Subfloor Adj	+ -2.41	Total RCN	= 273,168				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 117,462				
Plumbing Adj	+ 8.69	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 155,706				
Adj Base Cost	= 135.46	Lot Value	+ 85,645				
Total Area	x 1,786	Indicated Value	= 241,351				
Adjusted Cost	= 241,932	Value Per SqFt	135.13				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	196,585	110.07	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	223,530		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	155,706		
Lot Value	85,645		
Indicated Value	241,351	135.13	Per SqFt
Agland Value			
Site Improvements			
Total Value	241,351	135.13	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	28227	29x6		174	26.39	4,592
PRCH	SLAB PORCH - COVERED	28228	16x12		192	26.33	5,055
PATO	SLAB PORCH - OPEN	28229	12x11		132	11.18	1,476



Rogers

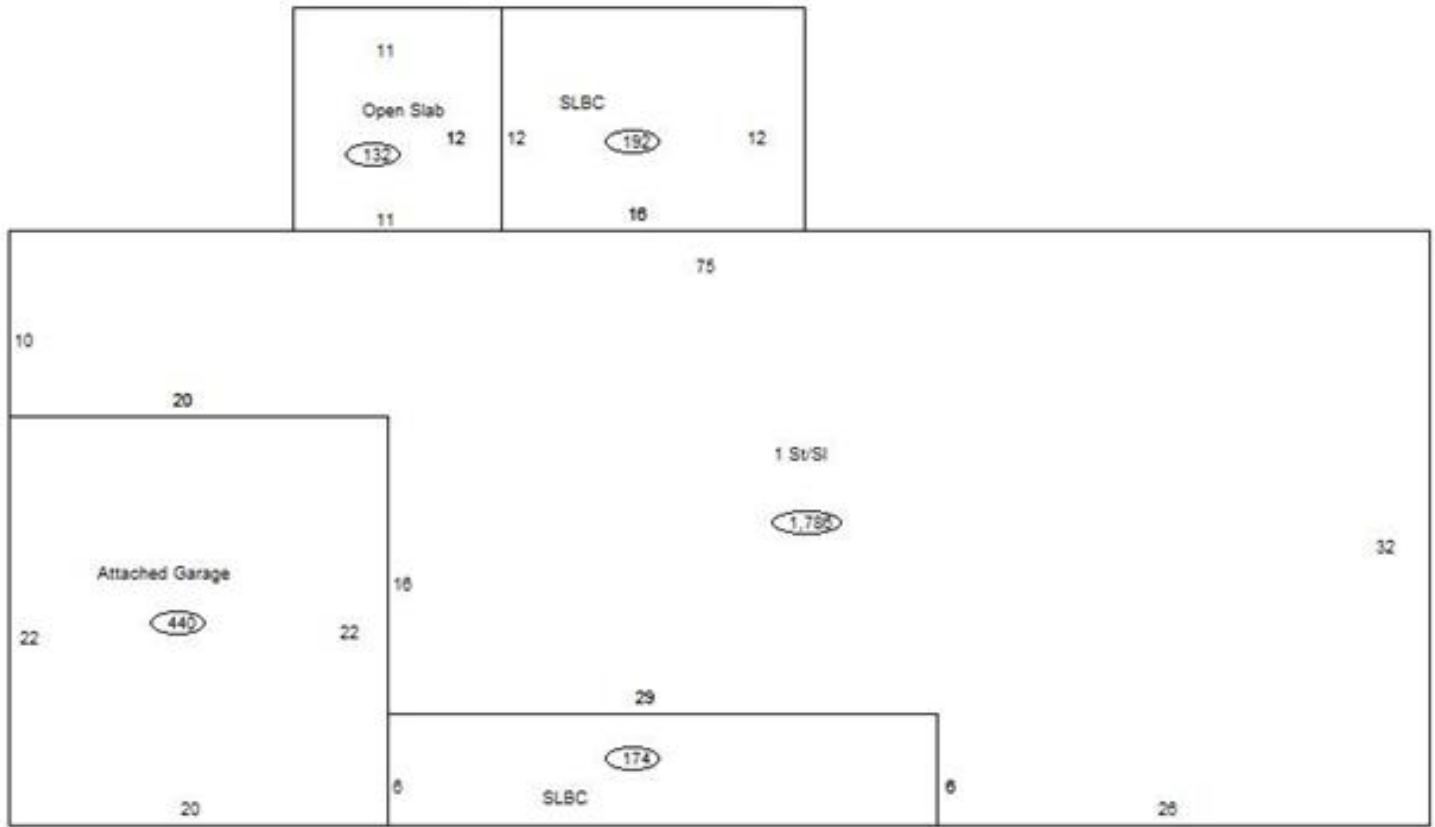
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Sketch Image

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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	1,786	1.000	1,786
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	174	1.000	174
4	M	PRCH		10	SLBC	192	1.000	192
5	M	PATO		10	Open Slab	132	1.000	132
Total Building Area						1,786		1,786



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					