



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:27:34  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011817 <b>Parcel ID</b> 000000-00-0-00876-006-0011 <b>Cadastral ID</b> 11-21-14-06360 <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> 123234 THERIAC, DONNA FLORENCE  17017 E 106TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17017 106TH ST <b>Subdivision</b> VILLAGE SECOND <b>Lot/Block</b> 0011 / 0006 <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: 36.30802536 -95.78287465																																																																																																																									
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Lot Data	Square-Foot - NBHD 1047 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.103	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	48,049.00 x 1.77 = 85,163	
Factor Value		
Adjustments	1.0000	
Lot Value	85,163	

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	2,238 / 2,238
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,238
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	460 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1983 / 32



\\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	
Adusted R	0.8445		
Indicated Value	244,608	109.30	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	291,110		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.87	Total Misc Impr	+	10,207			
Roofing Adj	+ 4.58	Garage Cost	+	14,968			
Subfloor Adj	+ -2.19	Total RCN	=	303,672			
Heat/Cool Adj	+ 12.64	Depreciation ( 40%)	-	121,469			
Plumbing Adj	+ 4.54	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	182,203			
Adj Base Cost	= 124.44	Lot Value	+	85,163			
Total Area	x 2,238	Indicated Value	=	267,366			
Adjusted Cost	= 278,497	Value Per SqFt		119.47			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	182,203		
Lot Value	85,163		
Indicated Value	267,366	119.47	Per SqFt
Agland Value			
Site Improvements	9,121		
Total Value	276,487	123.54	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	28240	29x6		174	26.39		4,592



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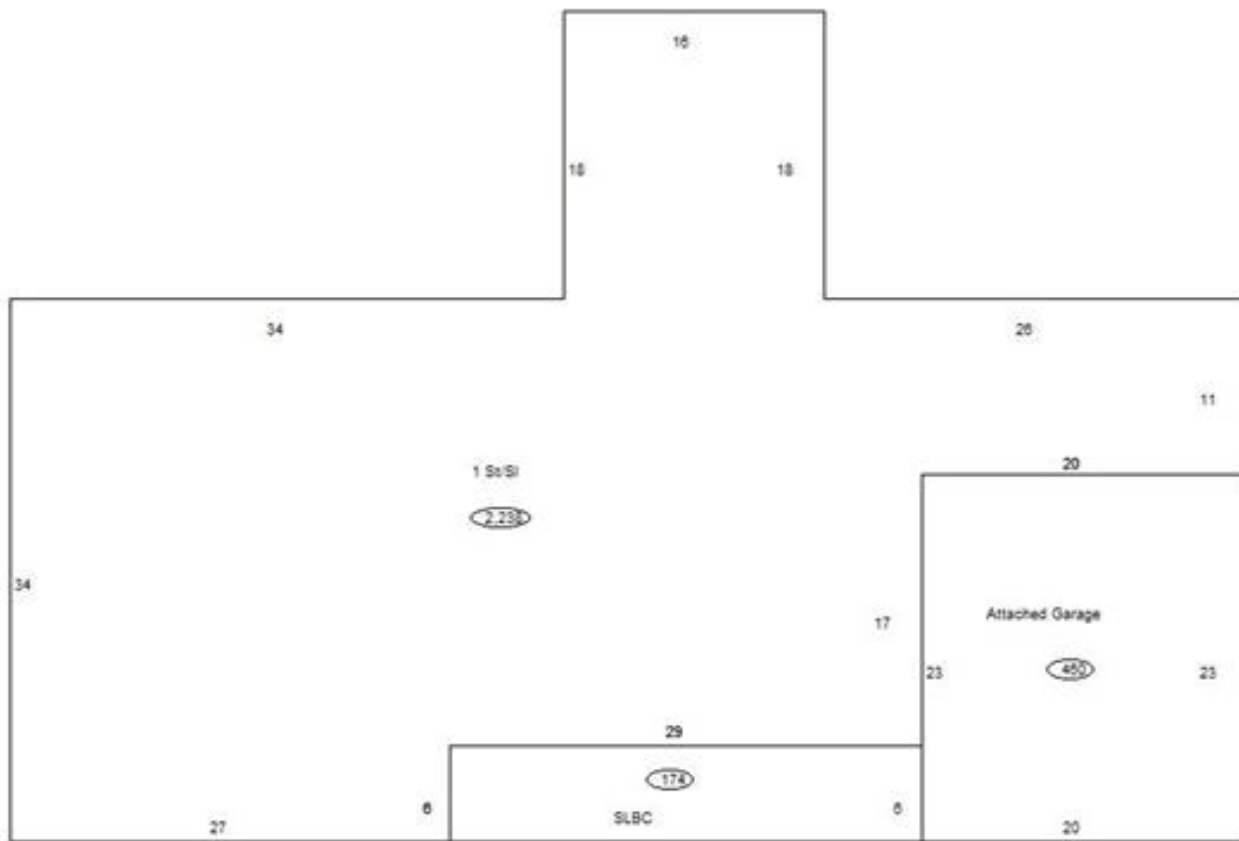
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### Sketch Image

660011817



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	2,238	1.000	2,238
2	G	1		10	Attached Garage	460	1.000	460
3	M	PRCH		10	SLBC	174	1.000	174
<b>Total Building Area</b>						2,238		2,238



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	CARPORT - DETACHED	23x21x0			483
	Qual	3	Cond 3	Year 2018	Eff Age 6	
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>
	Base Cost (10.33 x 483)		4,989		4,989	4,989
	CPDT	CARPORT - DETACHED	20x20x0			400
	Qual	3	Cond 3	Year 2018	Eff Age 6	
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>
	Base Cost (10.33 x 400)		4,132		4,132	4,132
	STF	STG FAIR	12x14x0			168
	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>
	Base Cost (4.68 x 168)		786		786	786