



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:27:41
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Assessment Data					Primary Image																																																																																																																				
Account 660011836 Parcel ID 000000-00-0-00882-001-0002 Cadastral ID 11-21-14-06550 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 344647 MCGEE, MONTY K & LESLIE A 16105 E 109TH ST N OWASSO OK 74055-0000 Parcel Location Situs 16105 E 109TH ST N Subdivision VILLAGE EXTENDED Lot/Block 0002 / 0001 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: 36.31253934 -95.79340142 LOT 2 BLOCK 1 VILLAGE EXTENDED																																																																																																																									
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Lot Data		Square-Foot - NBHD 1047 #1		Primary Image					
Lot Size					<p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/1/2022</p>				
Lot Count	1								
Units Buildable	1								
Non-Ag Acres	1.1198								
Topography									
Street Access									
Utilities									
Amenities	0								
	0								
Method	Square-Foot								
Base Lot Value	48,778.00 x 1.76 = 85,950								
Factor Value									
Adjustments	1.1494								
Lot Value	98,793								
Residential Data									
Type	1 Single Family Residence								
Condition	3 - Average								
Quality	3.5 - Average								
Architecture									
Style	100% One Story								
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood								
Base/Total Area	2,221 / 2,221								
Style	100% One Story								
HVAC	100% Warmed & Cooled Air								
Roof Cover	1 Composition Shingle								
Area on Slab	2,221								
Fixture/RghIn	14 /								
Bed/F/H Bath	3 / 2.5 /								
Basement Area									
Garage Type	500 Attached Garage - Unfinished								
Remodel									
Year/Eff Age	1978 / 36								
Cost Approach		Manual : 01/2025							
Base Cost	109.88	Total Misc Impr	+	15,779					
Roofing Adj	+ 5.24	Garage Cost	+	19,900					
Subfloor Adj	+ -3.40	Total RCN	=	338,290					
Heat/Cool Adj	+ 14.47	Depreciation (43%)	-	145,465					
Plumbing Adj	+ 10.06	Lump Sums	+	3,036					
Basement Adj	+ 0.00	RCNLD	=	195,861					
Adj Base Cost	= 136.25	Lot Value	+	98,793					
Total Area	x 2,221	Indicated Value	=	294,654					
Adjusted Cost	= 302,611	Value Per SqFt		132.67					
Value Reconciliation									
Selected Approach Cost Approach									
Improvements 195,861									
Lot Value 98,793									
Indicated Value 294,654					132.67 Per SqFt				
Agland Value									
Site Improvements 64,318									
Total Value 358,972					161.63 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	6,429.63		6,430	
PRCH	SLAB PORCH - COVERED	28315		50	50	29.37		1,469	
PRCH	SLAB PORCH - COVERED	28316	23x12		276	28.55		7,880	
WODO	WOOD DECK - OPEN	28317	16x10		160	27.11	30%	3,036	



Rogers

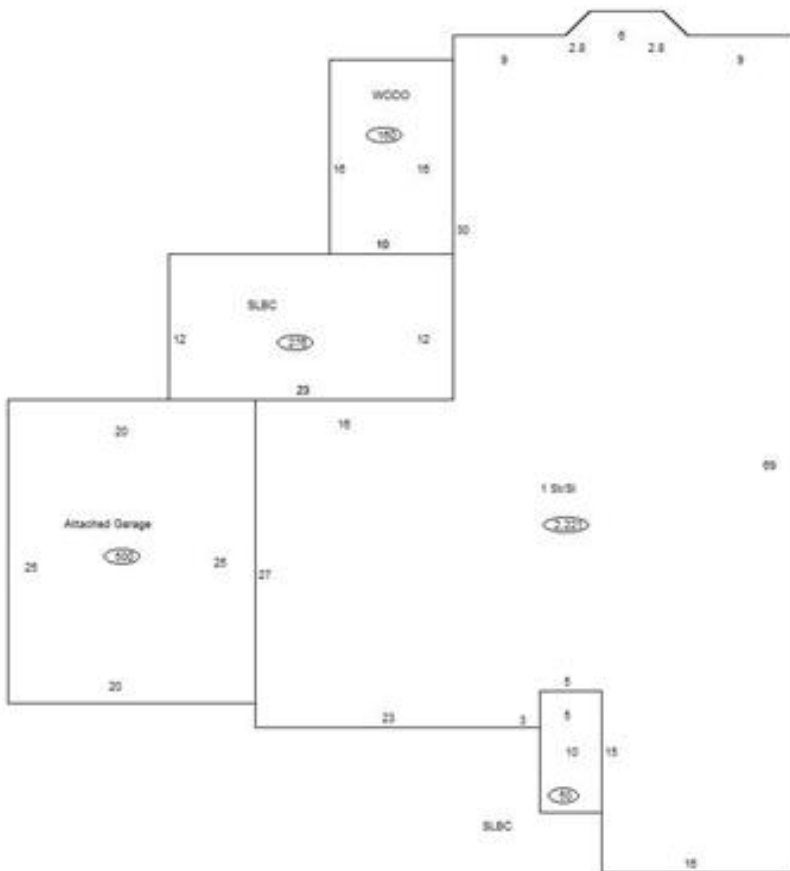
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Sketch Image

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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	2,221	1.000	2,221
2	G	1		10	Attached Garage	500	1.000	500
3	M	PRCH		10	SLBC	50	1.000	50
4	M	PRCH		10	SLBC	276	1.000	276
5	M	WODO		10	WODO	160	1.000	160
Total Building Area						2,221		2,221



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	30x80x14	Concrete	Formed Metal	2,400
	Qual	3	Cond 3	Year 2025	Eff Age 1	
		Valuation Summary	Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
		Base Cost (27.07 x 2,400)	64,968	64,968	650	64,318