



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:04:03
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Assessment Data					Primary Image																																																																																																																				
Account 660012442 Parcel ID 000000-00-0-00696-009-0002 Cadastral ID 12-21-14-02750 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 138814 DAVIDSON, E BRYANT & JOY A REVOCABLE TRUST 18102 E 108TH ST N OWASSO OK 74055-0000 Parcel Location Situs 18102 E 108TH ST N Subdivision ROLLING MEADOWS Lot/Block 0002 / 0009 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 14 / 5 Neighborhood 1106 - R-V01,4-SW CLAREMORE School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.31008471 -95.76903587																																																																																																																									
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Lot Data	Square-Foot - NBHD 1106 #1	Primary Image
Lot Size Lot Count Units Buildable 22500 Non-Ag Acres 4.7476 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 206,804.00 x .65 = 134,237 Factor Value Adjustments 1.0000 Lot Value 134,237		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,865 / 1,865
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1968 / 44

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	234,086	125.52	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	303,860		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	102.21	Total Misc Impr	+	2,813	
Roofing Adj	+ 4.33	Garage Cost	+	13,282	
Subfloor Adj	+ 1.13	Total RCN	=	247,523	
Heat/Cool Adj	+ 11.47	Depreciation (52%)	-	128,712	
Plumbing Adj	+ 4.95	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	118,811	
Adj Base Cost	= 124.09	Lot Value	+	134,237	
Total Area	x 1,865	Indicated Value	=	253,048	
Adjusted Cost	= 231,428	Value Per SqFt		135.68	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	118,811		
Lot Value	134,237		
Indicated Value	253,048	135.68	Per SqFt
Agland Value			
Site Improvements	60,782		
Total Value	313,830	168.27	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	29704	17x5		85	24.00		2,040
PRCH	SLAB PORCH - COVERED	29706	8x4		32	24.17		773



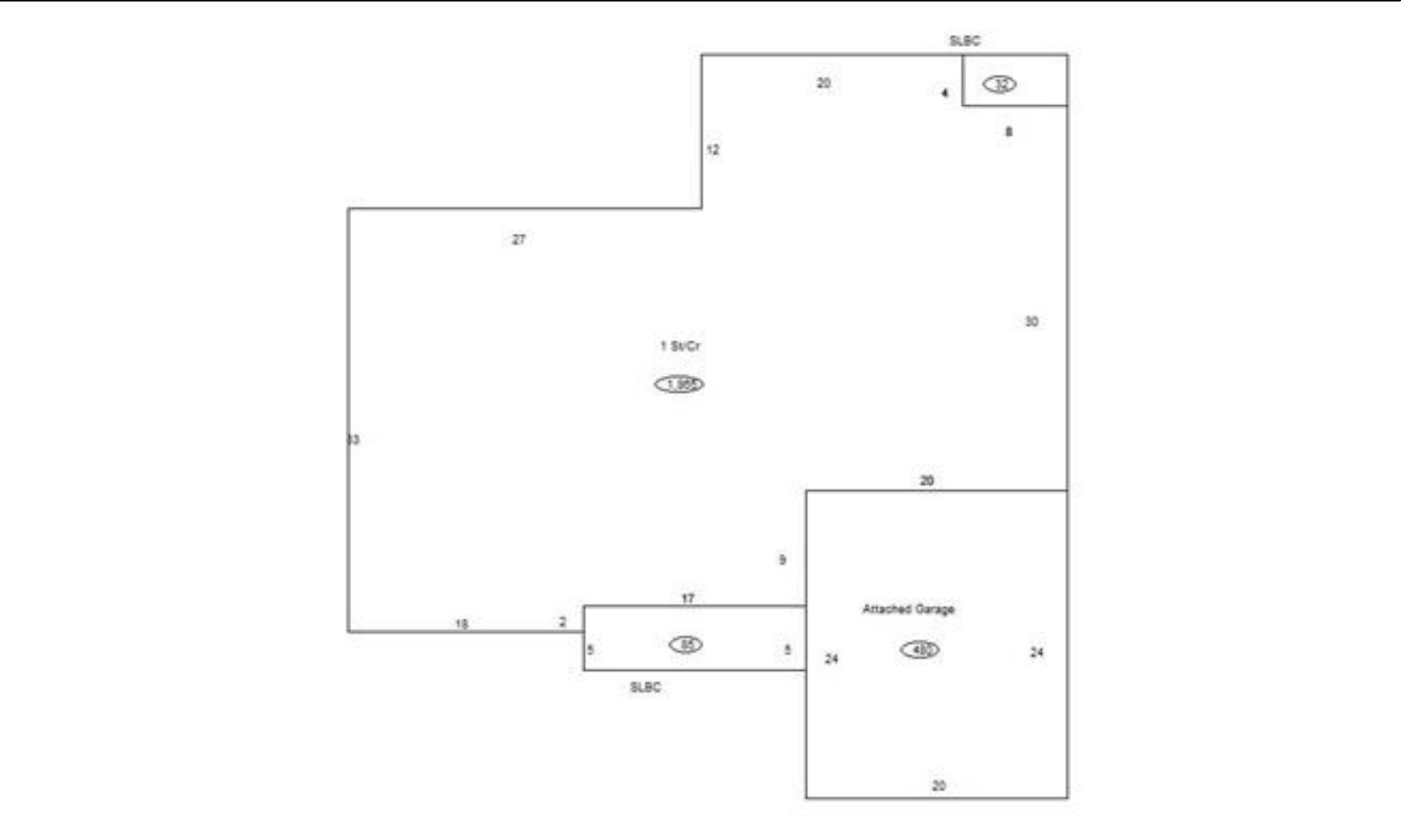
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	1		10	Attached Garage	480	1.000	480
2	M	PRCH		10	SLBC	85	1.000	85
3	R	1	Crawl	10	1 St/Cr	1,865	1.000	1,865
4	M	PRCH		10	SLBC	32	1.000	32
Total Building Area						1,865		1,865



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	Shop Building	30x40x0		Formed Metal	1,200	
	Qual	3	Cond 3	Year	2023	Eff Age 2	
	Valuation Summary		Modifier Total	RCN	Depr (3% Phys/ % Func)		RCNLD
		Base Cost (31.88 x 1,200)	38,256		38,256	1,148	37,108
	UTIL	SHOP BUILDING	0x0x0			264	
	Qual	2	Cond 3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)		RCNLD
		Base Cost (31.28 x 264)	8,258		8,258	2,477	5,781
	LT	LEAN-TO	0x0x0			192	
	Qual	3	Cond 3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)		RCNLD
		Base Cost (2.92 x 192)	561		561	168	393
	SV	SWIM VINYL	0x0x0			1	
	Qual	3	Cond 3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)		RCNLD
		Base Cost (25,000.00 x 1)	25,000		25,000	7,500	17,500
	STF	STG FAIR	8x10x0			80	
	Qual	2	Cond 3	Year		Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)		RCNLD
		Base Cost (4.68 x 80)	374		374	374	
	STF	STG FAIR	8x10x0			80	
	Qual	2	Cond 3	Year		Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)		RCNLD
		Base Cost (4.68 x 80)	374		374	374	
	STF	STG FAIR	8x10x0			80	
	Qual	2	Cond 3	Year		Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)		RCNLD
		Base Cost (4.68 x 80)	374		374	374	