



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 08:35:56
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660012454 Parcel ID 000000-00-0-00696-009-0014 Cadastral ID 12-21-14-02870 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 139054 EGGERMAN, CHARLES WAYNE TRUSTEE 18303 E 106TH ST N OWASSO OK 74055-0000 Parcel Location Situs 18303 106TH ST Subdivision ROLLING MEADOWS Lot/Block 0014 / 0009 Parcel Size 1 - Lots Sec/Twn/Rng 12 / 21 / 14 / 5 Neighborhood 1106 - R-V01,4-SW CLAREMORE School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\082922 (103)\IMG_0052.JPG 8/29/2022</p>																																																																																																																				
Legal Description Lot/Long: 36.30834973 -95.77017810 LOT 14 BLOCK 9 ROLLING MEADOWS																																																																																																																									
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 Page 2

Lot Data	Square-Foot - NBHD 1106 #1	Primary Image
Lot Size Lot Count Units Buildable 22500 Non-Ag Acres 4.8367 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 210,686.00 x .64 = 135,595 Factor Value Adjustments 1.0000 Lot Value 135,595		<p>\\tsclient\T\TOMMY DUNLAP\082922 (103)\IMG_0052.JPG 8/29/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,514 / 1,514
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1972 / 54

Cost Approach				Manual : 01/2025			
Base Cost	84.88	Total Misc Impr	+ 1,350				
Roofing Adj	+ 3.90	Garage Cost	+ 0				
Subfloor Adj	+ 2.41	Total RCN	= 160,017				
Heat/Cool Adj	+ 10.30	Depreciation (62%)	- 99,211				
Plumbing Adj	+ 3.31	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 60,806				
Adj Base Cost	= 104.80	Lot Value	+ 135,595				
Total Area	x 1,514	Indicated Value	= 196,401				
Adjusted Cost	= 158,667	Value Per SqFt	129.72				

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	107,450	70.97	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	30,860		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	60,806		
Lot Value	135,595		
Indicated Value	196,401	129.72	Per SqFt
Agland Value			
Site Improvements	13,709		
Total Value	210,110	138.78	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	29741	16x4		64	21.09		1,350



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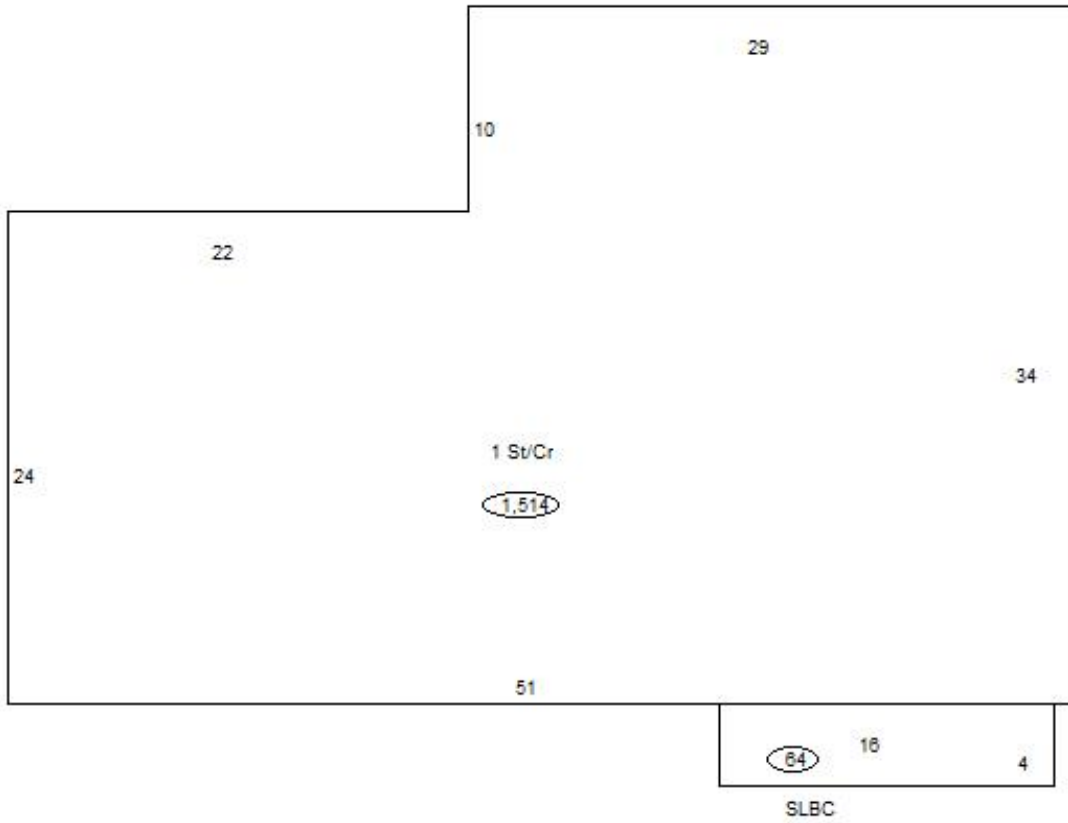
Date 04/17/2026

Time 08:35:56

Page 3

Sketch Image

660012454



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,514	1.000	1,514
2	M	PRCH		10	SLBC	64	1.000	64
Total Building Area						1,514		1,514



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 Page 4

660012454

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			1,224
	Qual	2	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 1,224)		19,584	19,584	5,875	13,709
	CP	CARPORT DIRT	10x18x0			180
	Qual	1	Cond 1	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (3.50 x 180)		630	630	630	
	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	8x12x0			96
	Qual	2	Cond 3	Year	Eff Age 1520	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 96)		449	449	449	
	STF	STG FAIR	18x12x0			216
	Qual	2	Cond 2	Year	Eff Age 2026	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 216)		1,011	1,011	1,011	