



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:28:08  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660013106 <b>Parcel ID</b> 000000-00-0-00783-002-0003 <b>Cadastral ID</b> 13-21-14-01480 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 310700 INGRAHAM, CHRISTOPHER J & JAMIE MAY  18721 E STONEBRIDGE DR OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 18721 STONEBRIDGE DR <b>Subdivision</b> STONEBRIDGE ESTATES II <b>Lot/Block</b> 0003 / 0002 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 13 / 21 / 14 / 5 <b>Neighborhood</b> 1027 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.30630689 -95.76500858																																																																																																																									
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Lot Data	Square-Foot - NBHD 1027 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.0686	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0 LAKE LOT 0	
Method	Square-Foot	
Base Lot Value	46,549.00 x 2.56 = 119,170	
Factor Value		
Adjustments	1.0000	
Lot Value	119,170	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% Two Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Wood
Base/Total Area	1,872 / 3,196
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,872
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	884 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1994 / 24



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-8-31\IMG\_003' 9/2/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	377,401	118.09	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	479,290 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	280,381		
Lot Value	119,170		
Indicated Value	399,551	125.02	Per SqFt
Agland Value			
Site Improvements	21,900		
Total Value	421,451	131.87	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	83.05	Total Misc Impr	+	30,788			
Roofing Adj	+ 2.79	Garage Cost	+	26,334			
Subfloor Adj	+ -1.33	Total RCN	=	387,141			
Heat/Cool Adj	+ 12.64	Depreciation ( 29%)	-	112,271			
Plumbing Adj	+ 6.11	Lump Sums	+	5,511			
Basement Adj	+ 0.00	RCNLD	=	280,381			
Adj Base Cost	= 103.26	Lot Value	+	119,170			
Total Area	x 3,196	Indicated Value	=	399,551			
Adjusted Cost	= 330,019	Value Per SqFt		125.02			

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
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PRCH	SLAB PORCH - COVERED	31283	632		632	25.16		15,901
PRCH	SLAB PORCH - COVERED	31284	138		138	26.50		3,657
WODO	WOOD DECK - OPEN	31285	651		651	16.93	50%	5,511



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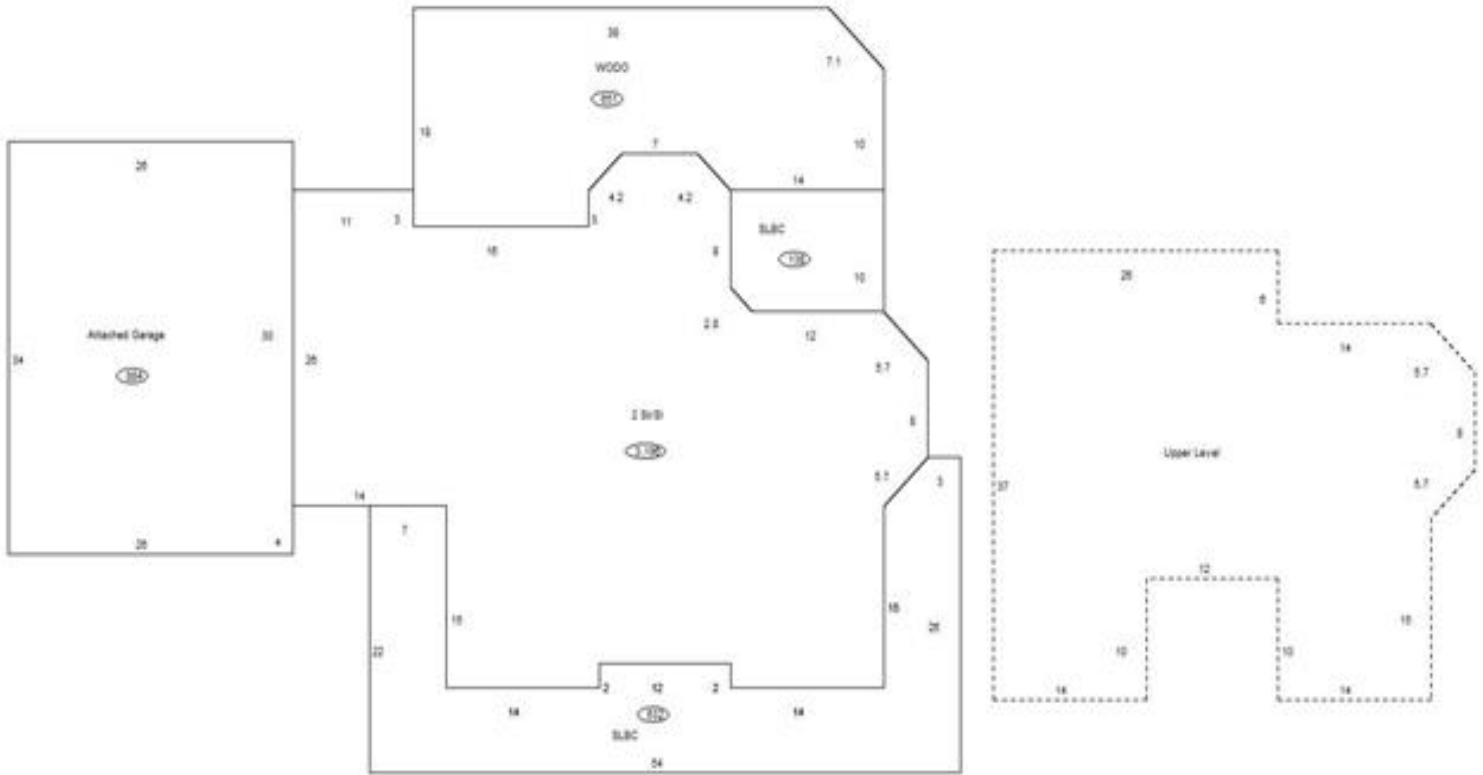
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### Sketch Image

660013106



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	10	2 St/SI	1,872	1.707	3,196
2	G	1		10	Attached Garage	884	1.000	884
3	M	PRCH		10	SLBC	632	1.000	632
4	M	PRCH		10	SLBC	138	1.000	138
5	M	WODO		10	WODO	651	1.000	651
6	U	^UL	Overhang	10	Upper Level	1,324	1.000	1,324
<b>Total Building Area</b>						<b>1,872</b>		<b>3,196</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	<b>Valuation Summary</b> Base Cost (30,000.00 x 1) 30,000		<b>Modifier Total</b>	<b>RCN</b> 30,000	<b>Depr (27% Phys/ % Func)</b> 8,100	<b>RCNLD</b> 21,900
	STF	STG FAIR	12x12x0			144
	Qual	2	Cond 3	Year	Eff Age 1520	
	<b>Valuation Summary</b> Base Cost (4.68 x 144) 674		<b>Modifier Total</b>	<b>RCN</b> 674	<b>Depr (100% Phys/ % Func)</b> 674	<b>RCNLD</b> 674