



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:23:23
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Assessment Data					Primary Image																																																																																																																				
Account 660013163 Parcel ID 000000-00-0-00264-001-0001 Cadastral ID 13-21-14-02060 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 335717 KENNEDY, CHRISTIAN REVOCABLE LIVING TRUST 9619 N DOVER PL OWASSO OK 74055-0000 Parcel Location Situs 09619 N DOVER PL Subdivision DOVER POND Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 13 / 21 / 14 / 5 Neighborhood 1027 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.29323335 -95.76124791																																																																																																																									
LOT 1 BLOCK 1 DOVER POND					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>9556</td> <td>R7 FOR NEW SFR & DET/GARAGE</td> <td>08/2005</td> <td>12/2006</td> <td>385,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	9556	R7 FOR NEW SFR & DET/GARAGE	08/2005	12/2006	385,000																																																																																																						
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Lot Data		Square-Foot - NBHD 1027 #1
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.2233	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
	LAKE LOT	0
Method	Square-Foot	
Base Lot Value	53,285.00 x 2.39 = 127,590	
Factor Value		
Adjustments	1.0000	
Lot Value	127,590	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	R1 Res Nbhd 1
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Veneer, Masonry 20% Veneer, Stone
Base/Total Area	2,789 / 4,527
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,789
Fixture/RghIn	20 /
Bed/F/H Bath	4 / 5.0 /
Basement Area	
Garage Type	936 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2006 / 15

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	593,459 131.09 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	724,660 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	535,660
Lot Value	127,590
Indicated Value	663,250 146.51 Per SqFt
Agland Value	
Site Improvements	8,985
Total Value	672,235 148.49 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	97.22	Total Misc Impr	+	20,778
Roofing Adj	+ 3.52	Garage Cost	+	42,513
Subfloor Adj	+ -2.70	Total RCN	=	616,536
Heat/Cool Adj	+ 16.31	Depreciation (16%)	-	98,646
Plumbing Adj	+ 7.86	Lump Sums	+	17,770
Basement Adj	+ 0.00	RCNLD	=	535,660
Adj Base Cost	= 122.21	Lot Value	+	127,590
Total Area	x 4,527	Indicated Value	=	663,250
Adjusted Cost	= 553,245	Value Per SqFt		146.51

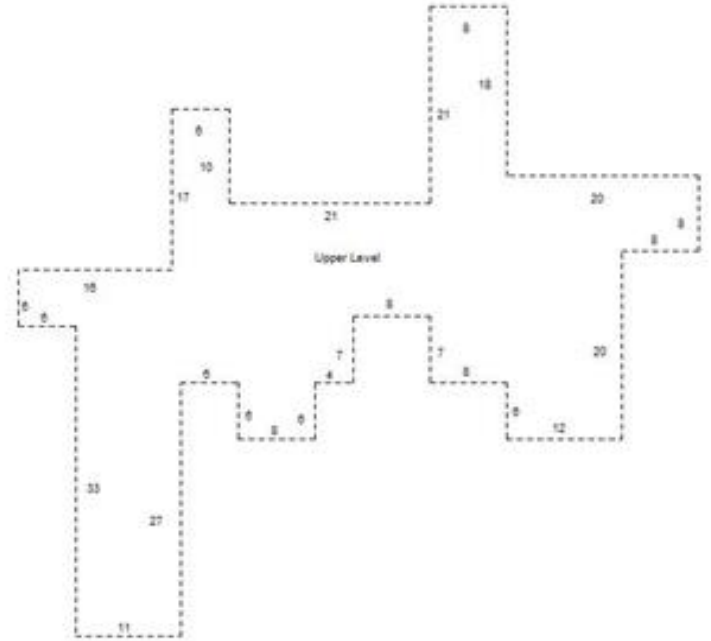
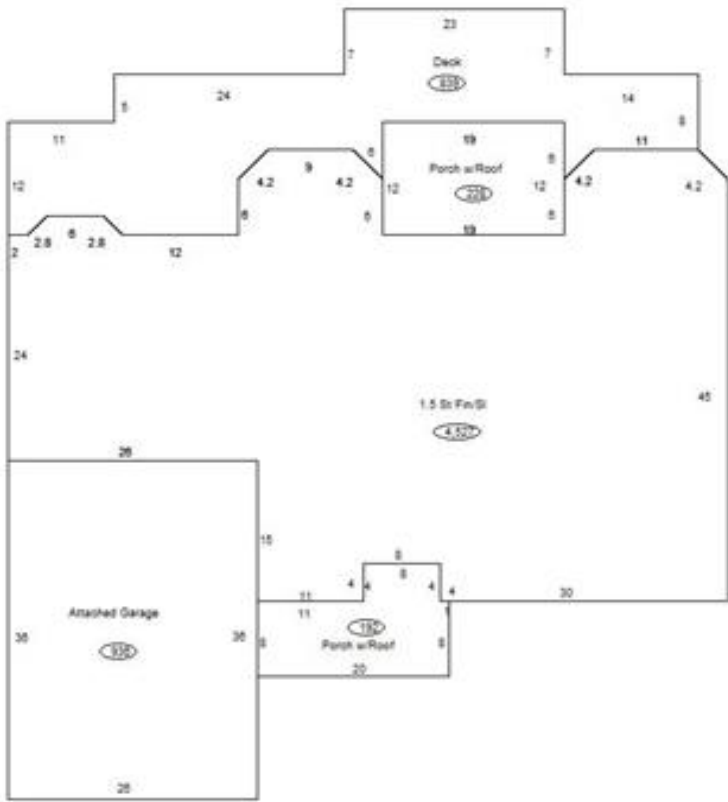
Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	31541	19x12		228	32.16		7,332
WODO	WOOD DECK - OPEN	31542	839		839	21.18		17,770
PRCH	SLAB PORCH - COVERED	120325	192		192	32.30		6,202



Sketch Image

660013163



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,789	1.623	4,527
2	G	1		13	Attached Garage	936	1.000	936
3	M	PRCH		13	SLBC	228	1.000	228
4	M	WODO		13	WODO	839	1.000	839
5	U	^UL	Overhang	13	Upper Level	1,738	1.000	1,738
6	M	PRCH		13	SLBC	192	1.000	192
Total Building Area						2,789		4,527



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			425
	Qual 3	Cond 3	Year 2007	Eff Age 14		
Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD	
Base Cost (30.64 x 425)		13,022	13,022	4,037	8,985	