



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:31:18
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Assessment Data					Primary Image																																																																																																																				
Account 660014427 Parcel ID 000000-00-0-00741-004-0007 Cadastral ID 15-21-14-03280 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 333478 SMITH, CHARLES WAYNE & MICHELLE 15151 E 96TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15151 E 96TH ST N Subdivision SHERRI-LAVERNE ESTS Lot/Block 0007 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 15 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.29345212 -95.80374490																																																																																																																									
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.6115	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	70,197.00 x 1.03 = 72,610	
Factor Value		
Adjustments	1.0000	
Lot Value	72,610	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	85% Veneer, Masonry 15% Frame, Siding, Wood
Base/Total Area	1,922 / 1,922
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,922
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	591 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1975 / 38



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2202-9-7\IMG_0026. 9/7/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	230,892	120.13	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	294,980		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.17	Total Misc Impr	+	21,135			
Roofing Adj	+ 4.74	Garage Cost	+	18,126			
Subfloor Adj	+ -2.23	Total RCN	=	285,873			
Heat/Cool Adj	+ 12.64	Depreciation (45%)	-	128,643			
Plumbing Adj	+ 5.99	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	157,230			
Adj Base Cost	= 128.31	Lot Value	+	72,610			
Total Area	x 1,922	Indicated Value	=	229,840			
Adjusted Cost	= 246,612	Value Per SqFt		119.58			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	157,230		
Lot Value	72,610		
Indicated Value	229,840	119.58	Per SqFt
Agland Value			
Site Improvements	14,481		
Total Value	244,321	127.12	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	5,615.40		5,615
EPSW	ENCLOSED PORCH - SOLID WALL	34720	18x10		180	69.32		12,478
PATO	SLAB PORCH - OPEN	34721	348		348	8.74		3,042
SHLT	STORM SHELTER - AG IN GARAGE			1	2025	1	0.00	



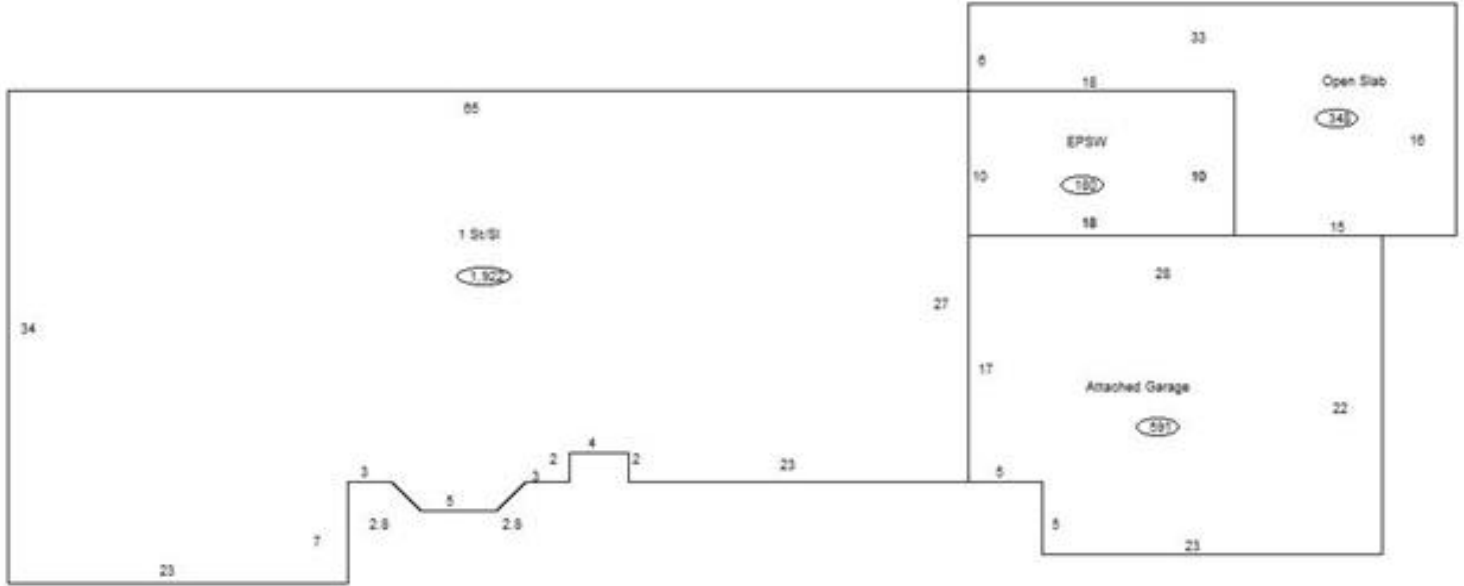
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Sketch Image

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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	1,922	1.000	1,922
2	G	1		10	Attached Garage	591	1.000	591
3	M	EPSW		10	EPSW	180	1.000	180
4	M	PATO		10	Open Slab	348	1.000	348
Total Building Area						1,922		1,922



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			748
	Qual 4	Cond 3	Year 2000	Eff Age 20		
		Valuation Summary	Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
		Base Cost (37.96 x 748)	28,394	28,394	13,913	14,481