



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 14:33:29
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Assessment Data					Primary Image																																																																																																																				
Account 660014439 Parcel ID 000000-00-0-00741-004-0019 Cadastral ID 15-21-14-03400 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 330598 OLMSTEAD, MARCUS D & SHANNON R 14930 E 97TH ST OWASSO OK 74055-0000 Parcel Location Situs 14930 E 97TH ST N Subdivision SHERRI-LAVERNE ESTS Lot/Block 0019 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 15 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2202-9-7\IMG_0015. 9/7/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.29411288 -95.80639907 LOT 19 BLOCK 4 SHERRI-LAVERNE EST.																																																																																																																									
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.3805	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	60,135.00 x 1.11 = 66,573	
Factor Value		
Adjustments	1.0000	
Lot Value	66,573	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	50% Veneer, Stone 50% Frame, Siding, Vinyl
Base/Total Area	1,462 / 2,722
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,462
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	696 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1982 / 33



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2202-9-7\IMG_0015. 9/7/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	320,080	117.59	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	417,890 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	91.00	Total Misc Impr	+	23,474			
Roofing Adj	+ 2.69	Garage Cost	+	20,838			
Subfloor Adj	+ -1.26	Total RCN	=	349,829			
Heat/Cool Adj	+ 12.64	Depreciation (41%)	-	143,430			
Plumbing Adj	+ 7.17	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	206,399			
Adj Base Cost	= 112.24	Lot Value	+	66,573			
Total Area	x 2,722	Indicated Value	=	272,972			
Adjusted Cost	= 305,517	Value Per SqFt		100.28			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	206,399		
Lot Value	66,573		
Indicated Value	272,972	100.28	Per SqFt
Agland Value			
Site Improvements	28,848		
Total Value	301,820	110.88	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
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PRCH	SLAB PORCH - COVERED	34773		84	84	26.66		2,239
PATO	SLAB PORCH - OPEN	34774		720	720	8.60		6,192
PRCH	SLAB PORCH - COVERED	34776	12x12		144	26.48		3,813



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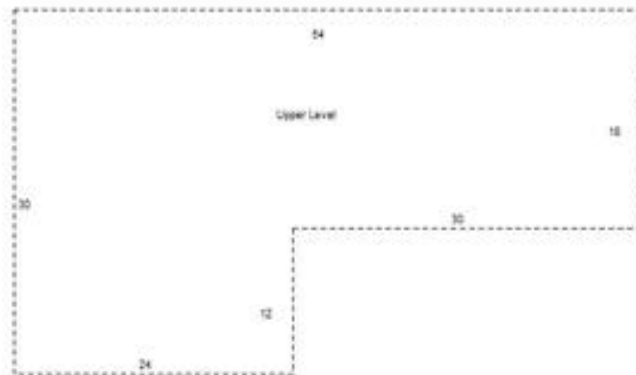
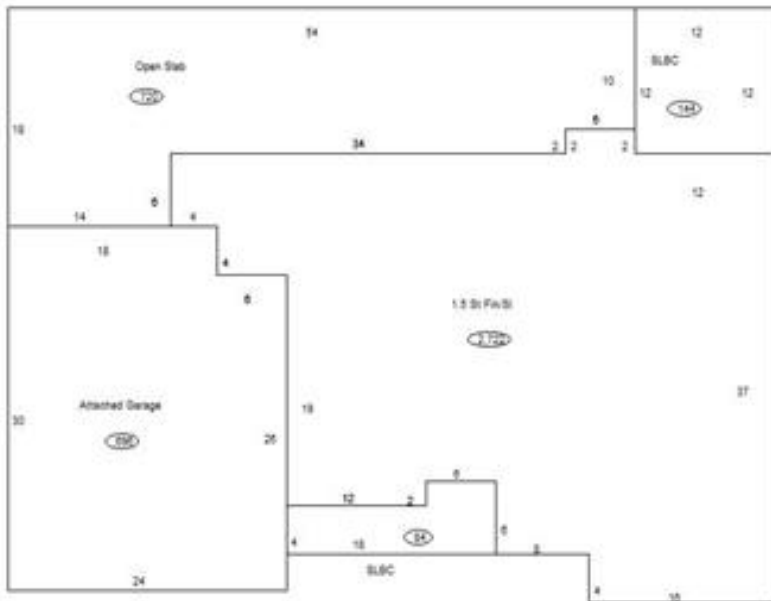
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	1,462	1.862	2,722
2	G	1		10	Attached Garage	696	1.000	696
3	M	PRCH		10	SLBC	84	1.000	84
4	M	PATO		10	Open Slab	720	1.000	720
5	U	^UL	Overhang	10	Upper Level	1,260	1.000	1,260
6	M	PRCH		10	SLBC	144	1.000	144
Total Building Area						1,462		2,722



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STA STG AVG		0x0x0			704
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
	Base Cost (7.02 x 704)	4,942		4,942	988	3,954
	DTGF DETACHED GARAGE FAIR		0x0x0			480
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 480)	7,680		7,680	1,536	6,144
	SV SWIM VINYL		0x0x0			1
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (25,000.00 x 1)	25,000		25,000	6,250	18,750
	CPDT CARPORT - DETACHED		20x20x0			400
	Qual 1	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (9.68 x 400)	3,872		3,872	3,872	