



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:31:55  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660014491 <b>Parcel ID</b> 000000-00-0-00588-002-0003 <b>Cadastral ID</b> 15-21-14-03930 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 326440 ROTH, CARY & COLLEEN MAE  14600 E 104TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 14600 E 104TH ST <b>Subdivision</b> PINE BROOK CROSSING <b>Lot/Block</b> 0003 / 0002 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 15 / 21 / 14 / 5 <b>Neighborhood</b> 1069 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>\\tsclient\T\TOM\COMMERCIAL PICS\2022-08-30\IMG_0037.JPG 9/1/2022</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.30358531 -95.81077598 LOT 3 BLOCK 2 PINE BROOK CROSSING																																																																																																																									
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Lot Data		Square-Foot - NBHD 1069 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.0073		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	43,879.00 x 1.29 = 56,819		
Factor Value			
Adjustments	1.0000		
Lot Value	56,819		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% Two Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,084 / 3,256
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,084
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.5 /
Basement Area	
Garage Type	460 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1998 / 21

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	381,574	117.19	Per SqFt

Direct Comparables			
Selection Model	A Adam Test		
Adjustment Model	1 2022 Residential		
Comparables	4		
Indicated Value	475,470		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	92.94	Total Misc Impr	+ 13,558
Roofing Adj	+ 3.41	Garage Cost	+ 18,694
Subfloor Adj	+ -2.18	Total RCN	= 411,413
Heat/Cool Adj	+ 14.47	Depreciation ( 25%)	- 102,853
Plumbing Adj	+ 7.81	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 308,560
Adj Base Cost	= 116.45	Lot Value	+ 56,819
Total Area	x 3,256	Indicated Value	= 365,379
Adjusted Cost	= 379,161	Value Per SqFt	112.22

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	308,560		
Lot Value	56,819		
Indicated Value	365,379	112.22	Per SqFt
Agland Value			
Site Improvements	14,894		
Total Value	380,273	116.79	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	35001	7x6		42	29.40		1,235
PRCH	SLAB PORCH - COVERED	35002	96		96	29.22		2,805
PATO	SLAB PORCH - OPEN	35003	31x10		310	9.96		3,088



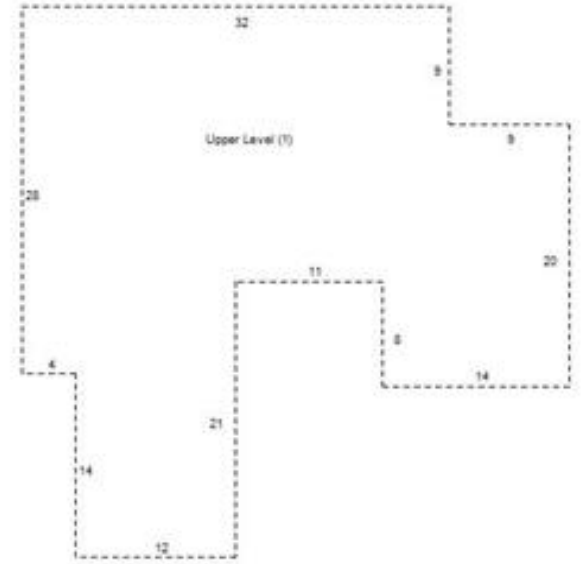
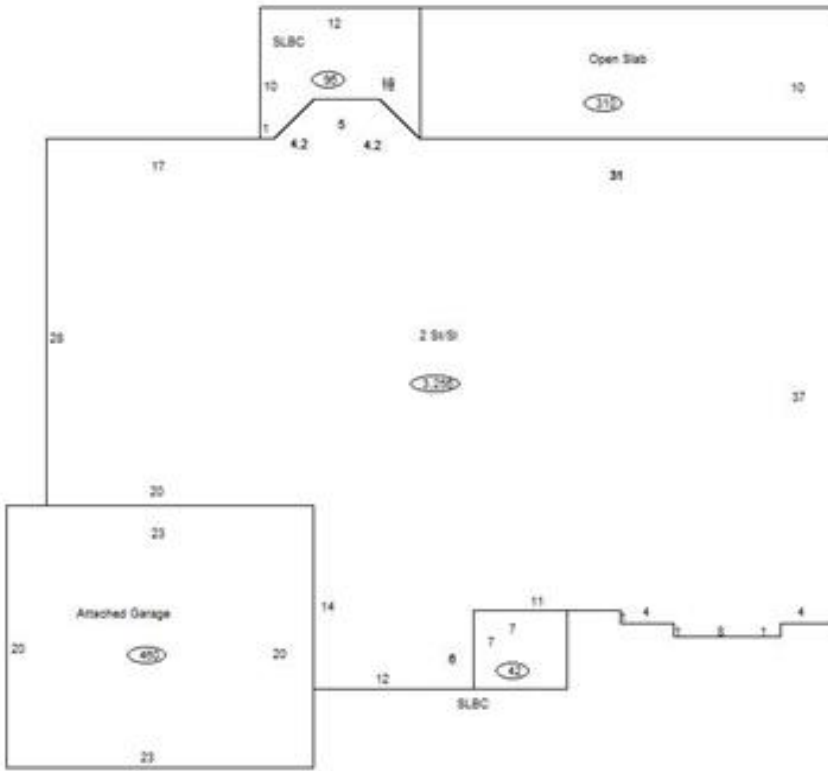
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	10	2 St/SI	2,084	1.562	3,256
2	G	1		10	Attached Garage	460	1.000	460
3	M	PRCH		10	SLBC	42	1.000	42
4	M	PRCH		10	SLBC	96	1.000	96
5	M	PATO		10	Open Slab	310	1.000	310
6	U	^UL		10	Upper Level (1)	1,172	1.000	1,172
<b>Total Building Area</b>						<b>2,084</b>		<b>3,256</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	Eff Age 11	
	<b>Valuation Summary</b> Base Cost (30,000.00 x 1) 30,000		<b>Modifier Total</b>	<b>RCN</b> 30,000	<b>Depr (52% Phys/ % Func)</b> 15,600	<b>RCNLD</b> 14,400
	STF	STG FAIR	0x0x0			132
	Qual	2	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b> Base Cost (4.68 x 132) 618		<b>Modifier Total</b>	<b>RCN</b> 618	<b>Depr (20% Phys/ % Func)</b> 124	<b>RCNLD</b> 494