



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660015684 Parcel ID 22N16E-16-3-00000-000-0000 Cadastral ID 16-22-16-01600 Property Type REAL - Real Property Property Class RA VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 342763 LAROCHELLE, DAYLON D & JACY 15491 N 4150 RD CLAREMORE OK 74017-0000 Parcel Location Situs 0650 OWALLA RD Subdivision Lot/Block / Parcel Size 20.09 - Acres Sec/Twn/Rng 16 / 22 / 16 / 3 Neighborhood 6050 - UNPLATTED School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-29\IMG_00' 11/29/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.38591554 -95.61266296 TR DESC 2023-012395 AS S 659.6' N 758.6' NW SW & W 300' N 13' S 672.6' N 758.6' NW SW.																																																																																																																									
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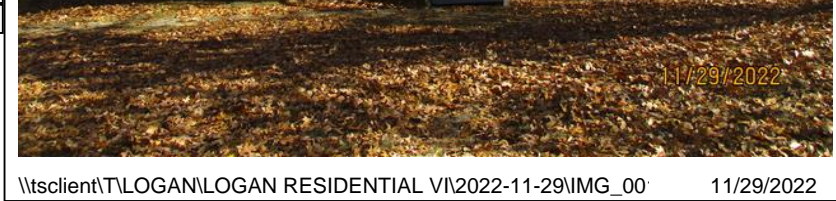
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,806 / 2,598
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	10 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1974 / 39



\\tsclient\TLOGAN\LOGAN RESIDENTIAL VI\2022-11-29\IMG_00 11/29/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	86.56	Total Misc Impr	+ 17,547				
Roofing Adj	+ 3.90	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 299,586				
Heat/Cool Adj	+ 12.64	Depreciation (46%)	- 137,810				
Plumbing Adj	+ 5.46	Lump Sums	+ 2,789				
Basement Adj	+ 0.00	RCNLD	= 164,565				
Adj Base Cost	= 108.56	Lot Value	+ 0				
Total Area	x 2,598	Indicated Value	= 164,565				
Adjusted Cost	= 282,039	Value Per SqFt	63.34				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	164,565		
Lot Value			
Indicated Value	164,565	63.34	Per SqFt
Agland Value	4,500		
Site Improvements	28,121		
Total Value	197,186	75.90	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
PRCH	SLAB PORCH - COVERED	37836	24x7		168	26.40		4,435
PRCH	SLAB PORCH - COVERED	37837	24x12		288	26.03		7,497
WODO	WOOD DECK - OPEN	37838	14x8		112	26.49	6%	2,789



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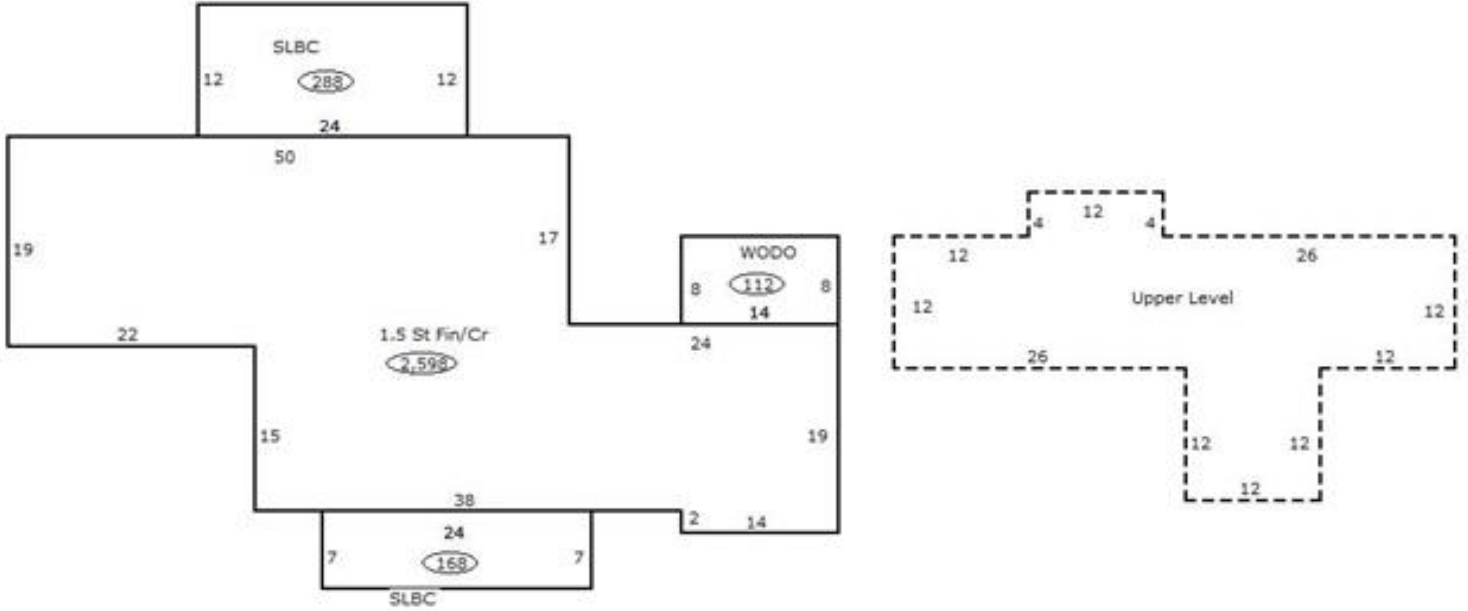
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,806	1.439	2,598
2	M	PRCH		13	SLBC	168	1.000	168
3	M	PRCH		13	SLBC	288	1.000	288
4	M	WODO		13	WODO	112	1.000	112
5	U	^UL	Overhang	13	Upper Level	792	1.000	792
Total Building Area						1,806		2,598



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	30x30x0			900
	Qual 2	Cond 3	Year 2006	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
Base Cost (31.28 x 900)		28,152		28,152	1,408	26,744
	STF	STG FAIR	27x12x0			324
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
Base Cost (4.68 x 324)		1,516		1,516	303	1,213
	LT	LEAN-TO	4x14x0			56
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
Base Cost (2.92 x 56)		164		164		164



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
NAB	NEWTONIA SILT LOAM 1-3% S	IMP PST	80			20.090	224	224	4,500	4,500
IMP PST Totals						20.090			4,500	4,500
Total Agland						20.090			4,500	4,500