



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660019127 <b>Parcel ID</b> 000000-00-0-00573-003-0009 <b>Cadastral ID</b> 22-21-14-01950 <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> 136324 HANNER, JANIE L  9336 N 154TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 09336 N 154TH E AVE <b>Subdivision</b> PARADISE VALLEY <b>Lot/Block</b> 0009 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 22 / 21 / 14 / 5 <b>Neighborhood</b> 1118 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.28875845 -95.80279509 LOT 9 BLOCK 3 PARADISE VALLEY																																																																																																																									
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Lot Data		Square-Foot - NBHD 1118 #1		Primary Image					
Lot Size									
Lot Count	1								
Units Buildable	16000								
Non-Ag Acres	2.7982								
Topography									
Street Access									
Utilities									
Amenities	LAND QUALITY	0							
		0							
Method	Square-Foot								
Base Lot Value	121,890.00 x 1.04 = 127,160			<p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-19\ 8/19/2022</p>					
Factor Value					<b>GRM Approach</b>				
Adjustments	1.0000				<b>GRM Code</b> <b>Gross Rent</b> 0.00 <b>Indicated Value</b>				
Lot Value	127,160				<b>Multiple Regression</b>				
<b>Residential Data</b>				<b>MRA Code</b> 1 Test <b>Adjusted R</b> 0.8445 <b>Indicated Value</b> 259,169 100.96 Per SqFt					
Type	1 Single Family Residence			<b>Direct Comparables</b>					
Condition	3 - Average			<b>Selection Model</b> A Adam Test <b>Adjustment Model</b> 1 2022 Residential <b>Comparables</b> 8 <b>Indicated Value</b> 307,970 Per SqFt					
Quality	3 - Average			<b>Value Reconciliation</b>					
Architecture				<b>Selected Approach</b> Cost Approach <b>Improvements</b> 181,843 <b>Lot Value</b> 127,160 <b>Indicated Value</b> 309,003 120.38 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> <b>Total Value</b> 309,003 120.38 Total Value Per SqFt					
Style	100% 1 1/2 Story Finished								
Exterior Wall	100% Veneer, Masonry								
Base/Total Area	1,631 / 2,567								
Style	100% 1 1/2 Story Finished								
HVAC	100% Warmed & Cooled Air								
Roof Cover	1 Composition Shingle								
Area on Slab	1,631								
Fixture/RghIn	14 /								
Bed/F/H Bath	4 / 2.5 /								
Basement Area									
Garage Type	528 Attached Garage - Unfinished								
Remodel									
Year/Eff Age	1976 / 38								
<b>Cost Approach</b>		<b>Manual : 01/2025</b>							
Base Cost	94.02	Total Misc Impr	+ 16,456						
Roofing Adj	+ 3.11	Garage Cost	+ 16,627						
Subfloor Adj	+ -1.47	Total RCN	= 330,624						
Heat/Cool Adj	+ 12.64	Depreciation ( 45%)	- 148,781						
Plumbing Adj	+ 7.61	Lump Sums	+ 0						
Basement Adj	+ 0.00	RCNLD	= 181,843						
Adj Base Cost	= 115.91	Lot Value	+ 127,160						
Total Area	x 2,567	Indicated Value	= 309,003						
Adjusted Cost	= 297,541	Value Per SqFt	120.38						
<b>Miscellaneous Improvements</b>									
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	46190	27x4		108	26.59		2,872	
PATO	SLAB PORCH - OPEN	46191	36x4		144	11.07		1,594	
SUN	Sunroom	46192	255		255	25.00		6,375	



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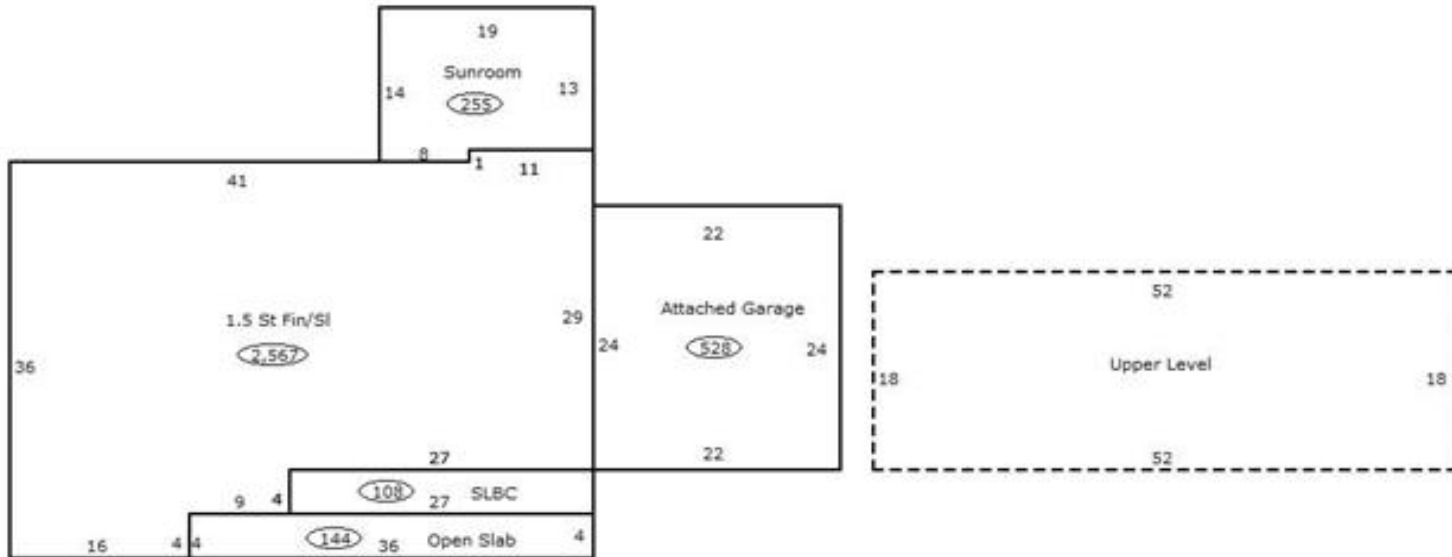
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,631	1.574	2,567
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	108	1.000	108
4	M	PATO		13	Open Slab	144	1.000	144
5	M	SUN		13	Sunroom	255	1.000	255
6	U	^UL	Overhang	13	Upper Level	936	1.000	936
<b>Total Building Area</b>						1,631		2,567



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CP	CARPORT DIRT	18x20x0			360
	Qual 1	Cond 3	Year	Eff Age		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (3.50 x 360)	1,260		1,260	1,260