



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:34:16
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Assessment Data					Primary Image																																																																																																																				
Account 660019138 Parcel ID 000000-00-0-00912-001-00012026 Cadastral ID 22-21-14-02060 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 346635 ORSINO, DENISE & JOHN 9426 N 153RD E AVE OWASSO OK 74055-0000 Parcel Location Situs 09426 N 153RD E AVE Subdivision WHISPERING PINES Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 22 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p style="text-align: right; color: orange;">03/22/2022 09:55</p> <p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/22/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.29275036 -95.80448663 LOT 1 BLOCK 1 WHISPERING PINES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.0175	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	44,320.00 x 1.29 = 57,084	
Factor Value		
Adjustments	2.3179	
Lot Value	132,315	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,968 / 1,968
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,968
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	418 Attached Garage - Unfinished
Remodel	RMA -
Year/Eff Age	1977 / 21

Cost Approach		Manual : 01/2025	
Base Cost	113.44	Total Misc Impr	+ 15,926
Roofing Adj	+ 4.71	Garage Cost	+ 14,003
Subfloor Adj	+ -2.21	Total RCN	= 298,502
Heat/Cool Adj	+ 12.64	Depreciation (25%)	- 74,626
Plumbing Adj	+ 7.89	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 223,876
Adj Base Cost	= 136.47	Lot Value	+ 132,315
Total Area	x 1,968	Indicated Value	= 356,191
Adjusted Cost	= 268,573	Value Per SqFt	180.99

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	206,158 104.76 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	254,690 Per SqFt

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	223,876
Lot Value	132,315
Indicated Value	356,191 180.99 Per SqFt
Agland Value	
Site Improvements	
Total Value	356,191 180.99 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	46240		129	129	26.52		3,421
PRCH	SLAB PORCH - COVERED	46241	24x11		264	26.10		6,890



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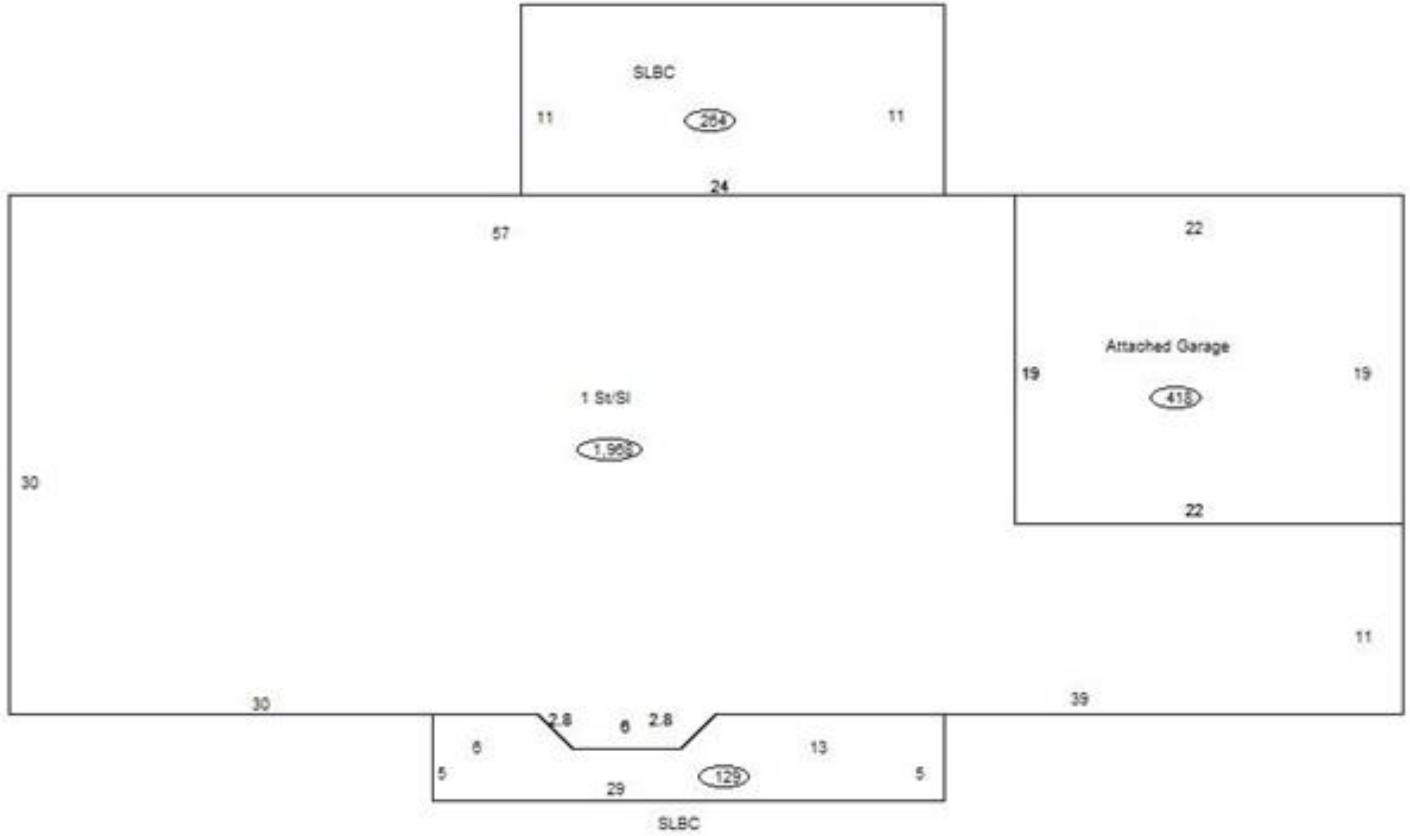
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,968	1.000	1,968
2	G	1		10	Attached Garage	418	1.000	418
3	M	PRCH		10	SLBC	129	1.000	129
4	M	PRCH		10	SLBC	264	1.000	264
Total Building Area						1,968		1,968



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	10x14x0			140
	Qual	2	Cond 3	Year	Eff Age 1520	
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 140)		655			655	655