



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:34:33
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Assessment Data					Primary Image																																																																																																																				
Account 660019153 Parcel ID 000000-00-0-00912-001-0016 Cadastral ID 22-21-14-02210 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 330918 GROSS, STEVEN DOUGLAS & JENNIFER GRACE JOB 313 KELLY WEST DR APEX NC 27502-0000 Parcel Location Situs 14842 94TH ST Subdivision WHISPERING PINES Lot/Block 0016 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 22 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.29177423 -95.80629622										Building Permits \\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/22/2022																																																																																																															
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.1363	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	49,496.00 x 1.22 = 60,190	
Factor Value		
Adjustments	1.0000	
Lot Value	60,190	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,347 / 2,347
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,347
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	621 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1977 / 37



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/22/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	223,404	95.19	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	297,140		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	162,456		
Lot Value	60,190		
Indicated Value	222,646	94.86	Per SqFt
Agland Value			
Site Improvements			
Total Value	222,646	94.86	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	97.57	Total Misc Impr	+	7,440			
Roofing Adj	+ 4.13	Garage Cost	+	16,270			
Subfloor Adj	+ -1.09	Total RCN	=	300,844			
Heat/Cool Adj	+ 11.47	Depreciation (46%)	-	138,388			
Plumbing Adj	+ 6.00	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	162,456			
Adj Base Cost	= 118.08	Lot Value	+	60,190			
Total Area	x 2,347	Indicated Value	=	222,646			
Adjusted Cost	= 277,134	Value Per SqFt		94.86			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	46313		9x6	54	24.10		1,301
PATO	SLAB PORCH - OPEN	46314		12x8	96	10.86		1,043



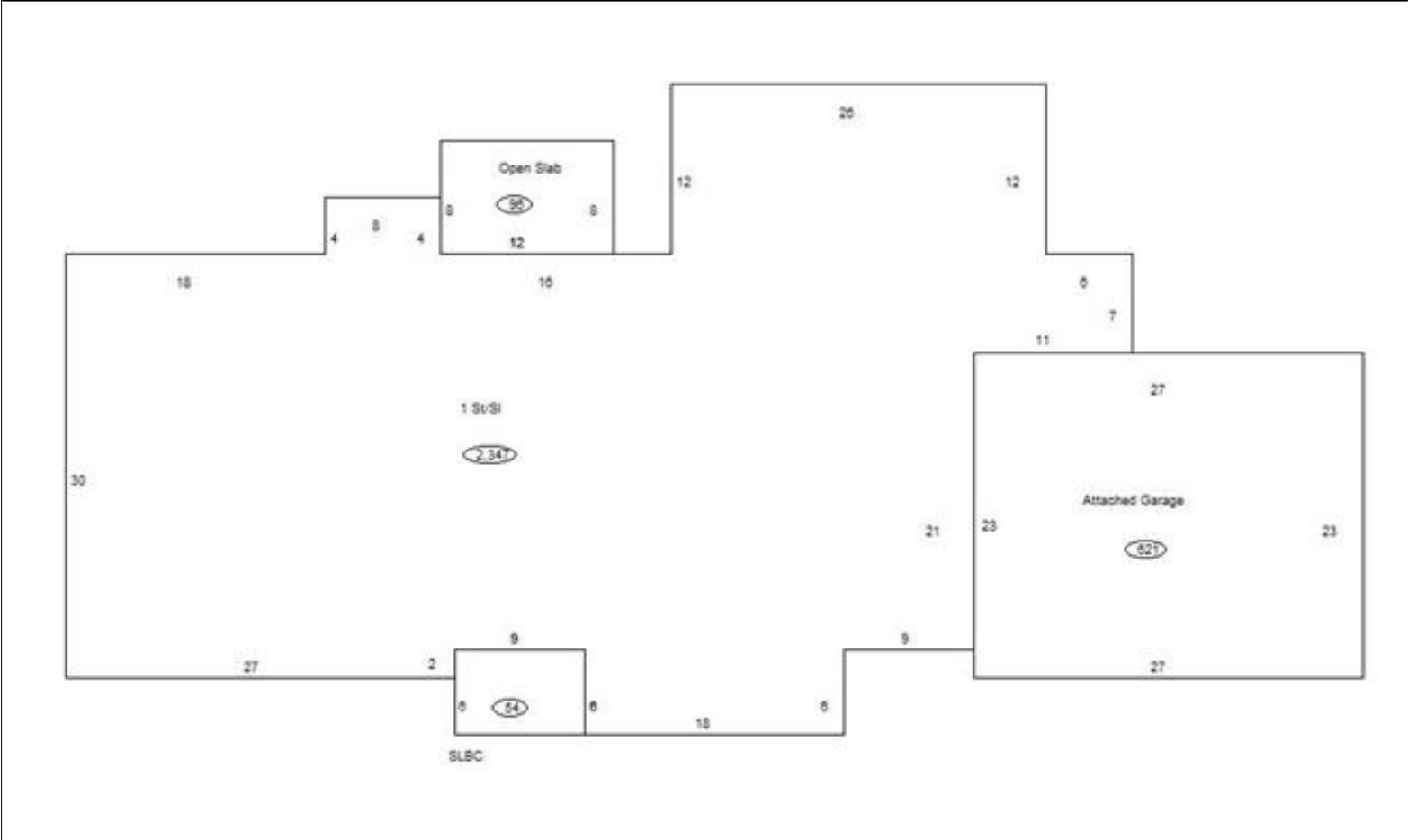
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Sketch Image

660019153



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,347	1.000	2,347
2	G	1		10	Attached Garage	621	1.000	621
3	M	PRCH		10	SLBC	54	1.000	54
4	M	PATO		10	Open Slab	96	1.000	96
Total Building Area						2,347		2,347