



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 660019178 Parcel ID 000000-00-0-00915-001-0006 Cadastral ID 22-21-14-02460 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 347771 FAGG, DANNY J & JANICE M REVOCABLE TRUST 14821 E 92ND ST N OWASSO OK 74055-0000 Parcel Location Situs 14821 92ND N AVE Subdivision WHISPERING PINES 2 Lot/Block 0006 / 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 Lat/Long: 36.28740025 -95.80881637 LOT 6 & PT LOT 7, BEG NW/C LOT 7, S 285.47' TO PT ON CRV TO RT (RAD 430.82) 15' TO NE/C LOT 7, N 71-13-12 W 286.3' TO POB WHISPERING PINES 2																																																																																																																				
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.1071	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	48,225.00 x 1.23 = 59,427	
Factor Value		
Adjustments	1.0000	
Lot Value	59,427	

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	1,959 / 1,959
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,959
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	504 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35



\\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	
Adusted R	0.8445		
Indicated Value	210,423	107.41	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	277,530 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	101.32	Total Misc Impr	+ 11,317				
Roofing Adj	+ 4.28	Garage Cost	+ 13,810				
Subfloor Adj	+ -1.11	Total RCN	= 270,022				
Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 118,810				
Plumbing Adj	+ 9.05	Lump Sums	+ 2,955				
Basement Adj	+ 0.00	RCNLD	= 154,167				
Adj Base Cost	= 125.01	Lot Value	+ 59,427				
Total Area	x 1,959	Indicated Value	= 213,594				
Adjusted Cost	= 244,895	Value Per SqFt	109.03				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	154,167		
Lot Value	59,427		
Indicated Value	213,594	109.03	Per SqFt
Agland Value			
Site Improvements	19,418		
Total Value	233,012	118.94	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	46432	9x4		36	24.16		870
PRCH	SLAB PORCH - COVERED	46433	19x12		228	23.47		5,351
WODO	WOOD DECK - OPEN	46434	368		368	16.06	50%	2,955



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			720
	Qual 4	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary Base Cost (35.96 x 720) 25,891		Modifier Total	RCN 25,891	Depr (25% Phys/ % Func) 6,473	RCNLD 19,418
	STF	STG FAIR	8x14x0			112
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary Base Cost (4.68 x 112) 524		Modifier Total	RCN 524	Depr (100% Phys/ % Func) 524	RCNLD 524