



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 660019246 Parcel ID 000000-00-0-00918-003-0006 Cadastral ID 22-21-14-03150 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 125184 GIVENS, RUBY L & TRACY ARNOLD-CO-TRUSTEES 14508 E 91ST ST N OWASSO OK 74055-0000 Parcel Location Situs 14508 E 91ST ST N Subdivision WHISPERING PINES 3 Lot/Block 0006 / 0003 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: 36.28615558 -95.81178449																																																																																																																									
Building Permits					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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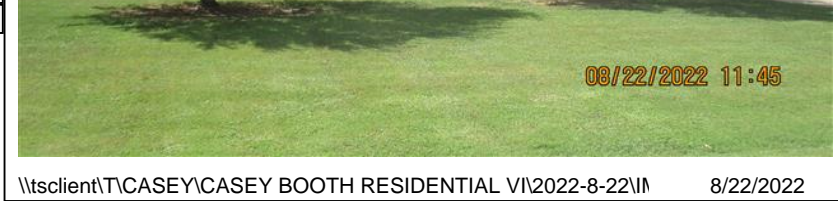
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.9953	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	43,354.00 x 1.30 = 56,360	
Factor Value		
Adjustments	1.0000	
Lot Value	56,360	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Stone 20% Frame, Siding, Wood
Base/Total Area	1,818 / 1,818
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,818
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 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	
Adjusted R	0.8445		
Indicated Value	199,885	109.95	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	274,820		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	160,702		
Lot Value	56,360		
Indicated Value	217,062	119.40	Per SqFt
Agland Value			
Site Improvements			
Total Value	217,062	119.40	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	112.56	Total Misc Impr	+ 19,770				
Roofing Adj	+ 4.80	Garage Cost	+ 14,498				
Subfloor Adj	+ -2.30	Total RCN	= 281,934				
Heat/Cool Adj	+ 12.64	Depreciation (43%)	- 121,232				
Plumbing Adj	+ 8.53	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 160,702				
Adj Base Cost	= 136.23	Lot Value	+ 56,360				
Total Area	x 1,818	Indicated Value	= 217,062				
Adjusted Cost	= 247,666	Value Per SqFt	119.40				

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	46732	6x2		12	26.89		323
EPSW	ENCLOSED PORCH - SOLID WALL	46733	20x10		200	69.16		13,832



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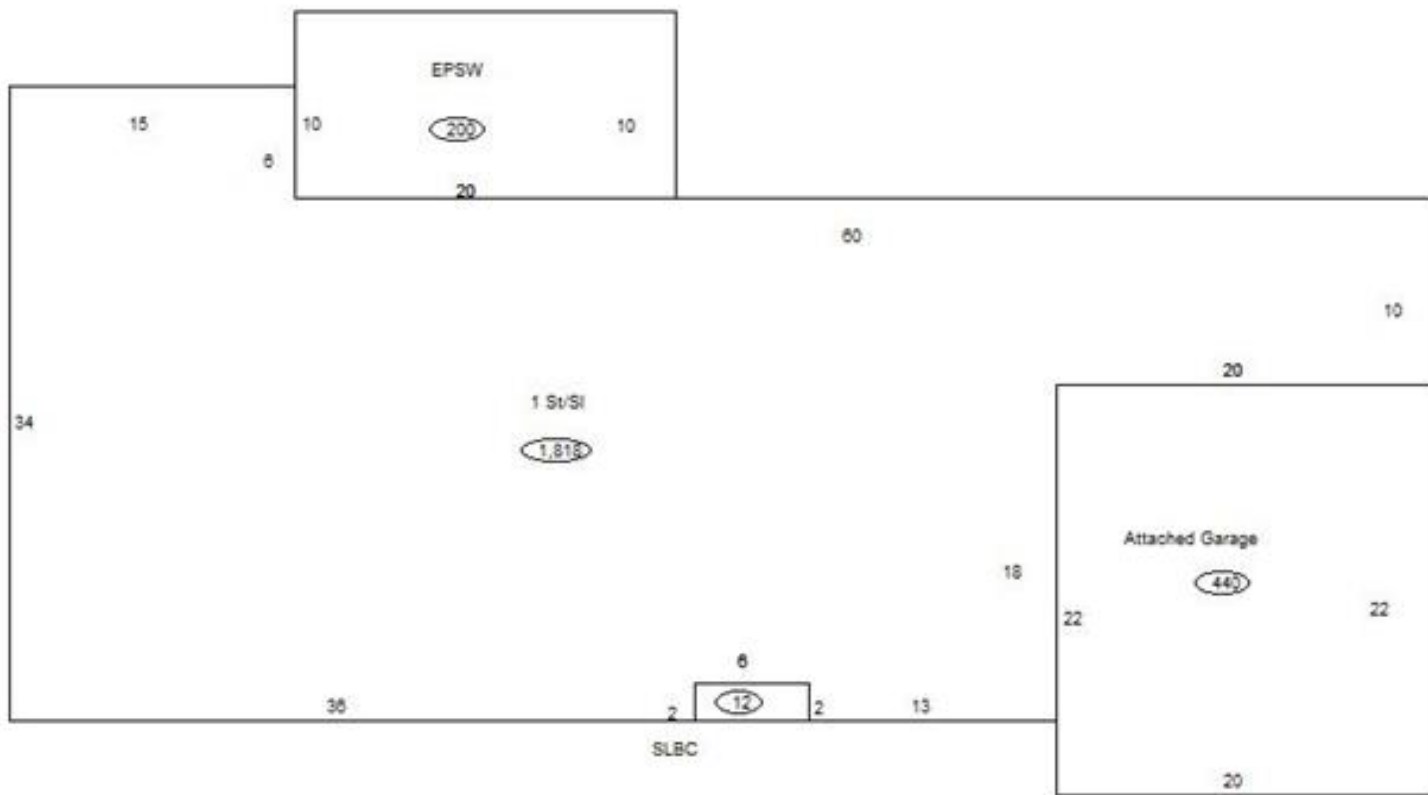
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Sketch Image

660019246



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,818	1.000	1,818
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	12	1.000	12
4	M	EPSW		10	EPSW	200	1.000	200
Total Building Area						1,818		1,818



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	12x18x0			216
	Qual	2	Cond 3	Year	Eff Age 1520	
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x 216)		1,011		1,011	1,011	