



# 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	660019638				No Image On File  D:\Convert\Photos\660\019\631-01.jpg 7/21/2006				
Parcel ID	21N14E-23-4-00000-000-0000								
Cadastral ID	23-21-14-01100								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	3 - OWASSO RURAL/NO FIRE								
Name ID	345203								
GARRETT, TRACEY DIANE									
REVOCABLE LIVING TRUST									
17630 E 111TH ST N OWASSO OK 74055-0000									
<b>Parcel Location</b>									
Situs	17123 E 86TH ST N								
Subdivision									
Lot/Block	/	Parcel Size	7.49 - Acres						
Sec/Twn/Rng	23 / 21 / 14 / 4								
Neighborhood	6110 - UNPLATTED								
School District	S021 - OWASSO SCHOOLS								
<b>Legal Description</b> Lat/Long: 36.27943336 -95.77981267									
TR DESC 2024-00945 AS COMM SE/C SE SE; N01.2019W 659.72'; S88 5710W 1482.46' TO POB; S8.4710W 494.15'; S01.2444E 660'; N88 4642E 494.15'; N01.2444W 659.93' TO POB.					<b>Building Permits</b>				
					Number	Description	Opened	Closed	Amount
<b>Exemptions</b>					<b>Sale History</b>				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	No	1,000		/	GARRETT, DEBORAH GAYLE	07/22/2024	0	4
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	0	Land Value	1,438	1,438	11%	158	Assessed	3,739	366.27
Year Frozen	2013	Improvements	32,556	32,556		3,581	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	33,994	33,994		3,739	Total Taxable	3,739	366.00
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660019638	GARRETT, TRACEY	3	33,841	0	3,696	362.00		
2024	2024-660019638	GARRETT, TRACEY	3	36,369	1000	2,588	249.00		
2023	2023-660019638	GARRETT, BERT L	3	37,112	1000	2,981	279.00		
2022	2022-660019638	GARRETT, BERT L	3	38,562	1000	2,981	292.00		
2021	2021-660019638	GARRETT, BERT L	3	36,793	1000	2,981	288.00		
2020	2020-660019638	GARRETT, BERT L	3	36,194	1000	2,982	288.00		
2019	2019-660019638	GARRETT, BERT L	3	36,494	1000	3,015	291.00		
2018	2018-660019638	GARRETT, BERT L	3	40,974	1000	3,249	302.00		
2017	2017-660019638	GARRETT, BERT L	3	40,637	1000	3,249	306.00		
2016	2016-660019638	GARRETT, BERT L	3	39,553	1000	3,249	306.00		
2015	2015-660019638	GARRETT, BERT L	3	38,625	1000	3,249	308.00		
2014	2014-660019638	GARRETT, BERT L	3	39,113	1000	3,303	316.00		
2013	2013-660019638	GARRETT, BERT L	3	40,730	1000	3,481	326.00		



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Lot Data		Square-Foot - UNPLATTED (ACRES) AG LAND		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Square-Foot							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
<b>Residential Data</b>								
Type	1 Single Family Residence			D:\Convert\Photos\660\019\631-01.jpg	7/21/2006			
Condition	2 - Fair							
Quality	1.5 - Low							
Architecture								
Style	100% One Story							
Exterior Wall	100% Frame, Siding, Vinyl							
Base/Total Area	1,552 / 1,552							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	0							
Fixture/RghIn	4 /							
Bed/F/H Bath	3 / 1.0 /							
Basement Area								
Garage Type								
Remodel								
Year/Eff Age	1950 / 76							
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	83.34	Total Misc Impr	+	3,686				
Roofing Adj	+ 3.87	Garage Cost	+					
Subfloor Adj	+ 2.31	Total RCN	=	162,782				
Heat/Cool Adj	+ 9.89	Depreciation ( 80%)	-	130,226				
Plumbing Adj	+ 3.10	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	32,556				
Adj Base Cost	= 102.51	Lot Value	+					
Total Area	x 1,552	Indicated Value	=	32,556				
Adjusted Cost	= 159,096	Value Per SqFt		20.98				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	47555	23x8		184	20.03		3,686
<b>GRM Approach</b>								
GRM Code								
Gross Rent	0.00							
Indicated Value								
<b>Multiple Regression</b>								
MRA Code								
Adusted R								
Indicated Value								
<b>Direct Comparables</b>								
Selection Model	1 Res							
Adjustment Model	A2 AO Test							
Comparables								
Indicated Value								
<b>Value Reconciliation</b>								
Selected Approach	Cost Approach							
Improvements	32,556							
Lot Value								
Indicated Value	32,556	20.98	Per SqFt					
Agland Value	1,438							
Site Improvements								
Total Value	33,994	21.90	Total Value Per SqFt					



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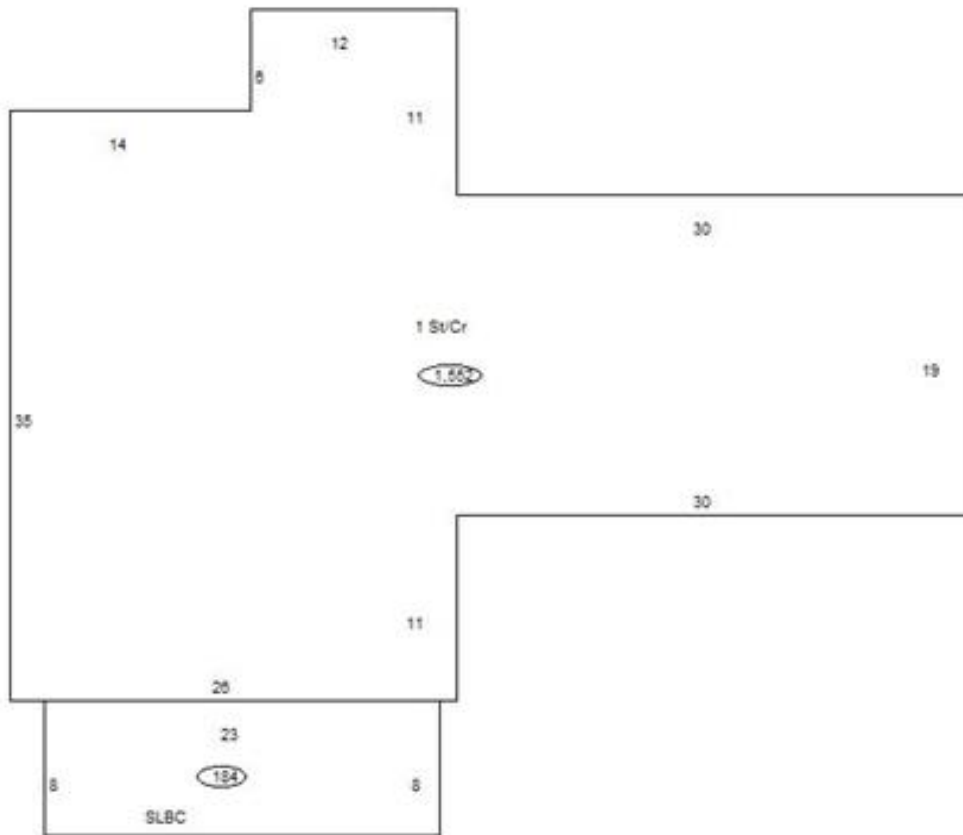
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,552	1.000	1,552
2	M	PRCH		10	SLBC	184	1.000	184
<b>Total Building Area</b>						1,552		1,552



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPDT	CARPORT - DETACHED	20x24x0			480
	Qual 1	Cond 3	Year	Eff Age 1520		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (9.68 x 480)	4,646		4,646	4,646



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80			7.490	192	192	1,438	1,438
<b>NTV PST Totals</b>						7.490			1,438	1,438
<b>Total Agland</b>						7.490			1,438	1,438