



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:37:26  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660019686 <b>Parcel ID</b> 000000-00-0-00348-002-0011 <b>Cadastral ID</b> 23-21-14-02340 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 333215 TAYLOR, JAMES C III  8912 N 174TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 08912 N 174TH E AVE <b>Subdivision</b> GREEN MEADOWS 2 <b>Lot/Block</b> 0011 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 23 / 21 / 14 / 5 <b>Neighborhood</b> 1212 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.28366600 -95.78476484																																																																																																																									
<b>Legal Description</b> LOT 11 BLOCK 2 GREEN MEADOWS EST. 2					<b>Building Permits</b> <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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size		<p>08/16/2022 12:54</p>
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0231	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	44,565.00 x 2.66 = 118,667	
Factor Value		
Adjustments	1.0000	
Lot Value	118,667	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Veneer, Stone 20% Frame, Siding, Wood
Base/Total Area	2,098 / 3,162
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,098
Fixture/RghIn	16 /
Bed/F/H Bath	5 / 2.5 /
Basement Area	
Garage Type	620 Attached Garage - Unfinished 3 Stalls
Remodel	
Year/Eff Age	1982 / 33



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-16\ 8/16/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	388,507	122.87	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	403,370		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	93.55	Total Misc Impr	+	16,792			
Roofing Adj	+ 3.08	Garage Cost	+	18,860			
Subfloor Adj	+ -1.45	Total RCN	=	398,776			
Heat/Cool Adj	+ 12.64	Depreciation ( 41%)	-	163,498			
Plumbing Adj	+ 7.02	Lump Sums	+	6,739			
Basement Adj	+ 0.00	RCNLD	=	242,017			
Adj Base Cost	= 114.84	Lot Value	+	118,667			
Total Area	x 3,162	Indicated Value	=	360,684			
Adjusted Cost	= 363,124	Value Per SqFt		114.07			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	242,017		
Lot Value	118,667		
Indicated Value	360,684	114.07	Per SqFt
Agland Value			
Site Improvements	71,677		
Total Value	432,361	136.74	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	47748		116	116	26.56		3,081
PRCH	SLAB PORCH - COVERED	47749	26x12		312	25.95		8,096
BALW	BALCONY - WOOD	121916	20x12		240	28.08		6,739



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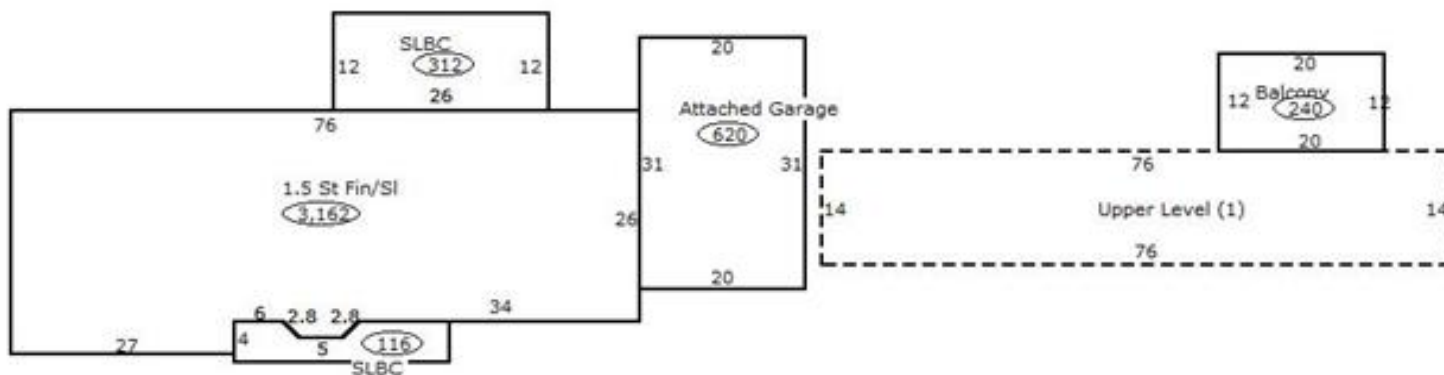
Date 04/16/2026

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### Sketch Image

660019686



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	20	1.5 St Fin/Sl	2,098	1.507	3,162
2	M	PRCH		20	SLBC	116	1.000	116
3	M	PRCH		20	SLBC	312	1.000	312
4	G	1		20	Attached Garage	620	1.000	620
5	U	^UL		20	Upper Level (1)	1,064	1.000	1,064
6	M	BALW		20	Balcony	240	1.000	240
<b>Total Building Area</b>						<b>2,098</b>		<b>3,162</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	GRDT	GARAGE - DETACHED	60x30x0			1,800	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (15% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (27.24 x 1,800)		49,032		49,032	7,355	41,677
	SG	SWIM-GUNITE	0x0x0			1	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (30,000.00 x 1)		30,000		30,000		30,000