



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 660019735 Parcel ID 000000-00-0-00354-002-0004 Cadastral ID 23-21-14-02830 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 292202 MOSIER, LOYD E & ANNETTE A 17640 E 89TH ST N OWASSO OK 74055-0000 Parcel Location Situs 17640 E 89TH ST N Subdivision GREEN MEADOWS 4 Lot/Block 0004 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 23 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																			
Legal Description Lot/Long: 36.28256581 -95.77668518																			
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					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
LOT 4 BLOCK 2 GREEN MEADOWS EST. 4					1781/100	BLACK, SHARON K	05/24/2006	165,000	YES										
					1082/672	CASTRO, RUBEN D &	09/17/1997	98,000	Yes										
					908/180	SELLER	03/09/1993	86,300	Yes										
					875/815	SELLER	02/28/1992	86,500	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax										
Remove Cap	2007	Land Value	117,702	56,174	11%	6,179	Assessed	20,747	2,032.38										
Year Frozen	0	Improvements	132,432	132,432		14,568	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	250,134	188,606		20,747	Total Taxable	20,747	2,032.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660019735	MOSIER, LOYD E & ANNETTE A			3	246,055	0	19,759	1,936.00										
2024	2024-660019735	MOSIER, LOYD E & ANNETTE A			3	238,416	0	18,818	1,808.00										
2023	2023-660019735	MOSIER, LOYD E & ANNETTE A			3	185,328	0	17,922	1,679.00										
2022	2022-660019735	MOSIER, LOYD E & ANNETTE A			3	155,168	0	17,068	1,672.00										
2021	2021-660019735	MOSIER, LOYD E & ANNETTE A			3	155,027	0	17,053	1,650.00										
2020	2020-660019735	MOSIER, LOYD E & ANNETTE A			3	152,597	0	16,786	1,622.00										
2019	2019-660019735	MOSIER, LOYD E			3	146,850	0	16,154	1,562.00										
2018	2018-660019735	MOSIER, LOYD E			3	165,505	0	18,206	1,695.00										
2017	2017-660019735	MOSIER, LOYD E			3	163,580	0	17,994	1,693.00										
2016	2016-660019735	MOSIER, LOYD E			3	159,946	0	17,594	1,656.00										
2015	2015-660019735	MOSIER, LOYD E			3	156,112	0	17,172	1,628.00										
2014	2014-660019735	MOSIER, LOYD E			3	159,098	0	17,483	1,673.00										
2013	2013-660019735	MOSIER, LOYD E			3	151,369	0	16,651	1,560.00										



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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.002	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,646.00 x 2.70 = 117,702	
Factor Value		
Adjustments	1.0000	
Lot Value	117,702	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,500 / 1,500
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,500
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1983 / 32



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-17\ 8/17/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	178,032	118.69	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	244,810		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	102.43	Total Misc Impr	+	8,184			
Roofing Adj	+ 4.51	Garage Cost	+	14,325			
Subfloor Adj	+ -1.15	Total RCN	=	212,469			
Heat/Cool Adj	+ 11.47	Depreciation (42%)	-	89,237			
Plumbing Adj	+ 9.38	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	123,232			
Adj Base Cost	= 126.64	Lot Value	+	117,702			
Total Area	x 1,500	Indicated Value	=	240,934			
Adjusted Cost	= 189,960	Value Per SqFt		160.62			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	123,232		
Lot Value	117,702		
Indicated Value	240,934	160.62	Per SqFt
Agland Value			
Site Improvements	9,200		
Total Value	250,134	166.76	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	47972	8x6		48	24.12		1,158
PATO	SLAB PORCH - OPEN	47973	16x12		192	10.05		1,930



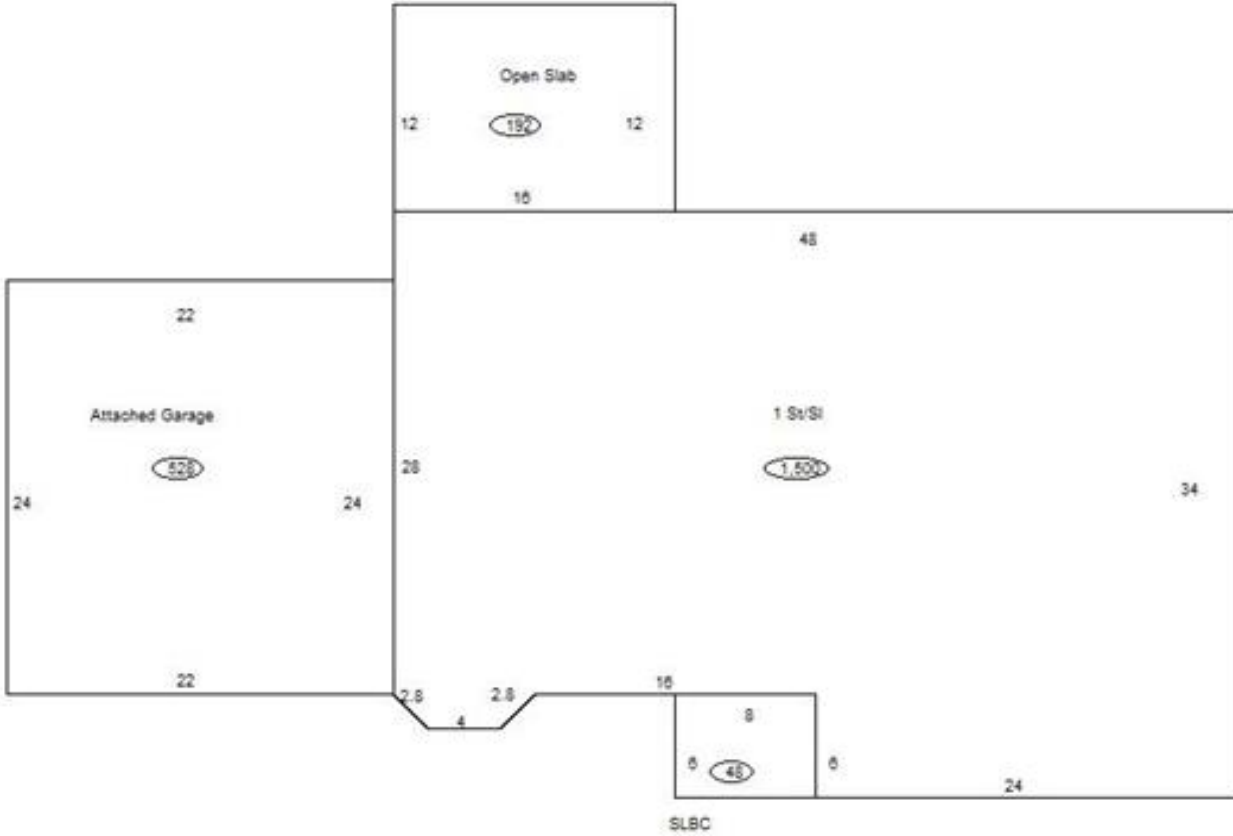
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,500	1.000	1,500
2	G	1		10	Attached Garage	528	1.000	528
3	M	PRCH		10	SLBC	48	1.000	48
4	M	PATO		10	Open Slab	192	1.000	192
Total Building Area						1,500		1,500



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	25x40x0			1,000
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 1,000)	16,000		16,000	12,800	3,200
	SG	SWIM-GUNITE	0x0x0			1
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (30,000.00 x 1)	30,000		30,000	24,000	6,000