



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 660019778 Parcel ID 000000-00-0-00522-001-0010 Cadastral ID 23-21-14-03270 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 285607 GRINTER, STEPHEN ROBERT & GINA CAROL 9420 N 163RD E AVE OWASSO OK 74055-0000																																																																																																																									
Parcel Location Situs 09420 N 163RD E AVE Subdivision MORGANS ACRES 2 Lot/Block 0010 / 0001 Parcel Size 2.5 - Lots Sec/Twn/Rng 23 / 21 / 14 / 5 Neighborhood 1069 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.29055338 -95.79095525 S2 LOT 10 BLOCK 1 MORGANS ACRES 2					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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.4091 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 104,939.00 x .85 = 88,822 Factor Value Adjustments 1.0000 Lot Value 88,822		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,760 / 1,760
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	2 / 1.5 /
Basement Area	
Garage Type	480 Carport - Gable Roof
Remodel	
Year/Eff Age	1968 / 44

\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-17\ 8/18/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	166,170	94.41	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	256,240		Per SqFt

Cost Approach				Manual : 01/2025	
Base Cost	91.21	Total Misc Impr	+	6,105	
Roofing Adj	+ 3.73	Garage Cost	+	3,139	
Subfloor Adj	+ 2.16	Total RCN	=	206,540	
Heat/Cool Adj	+ 10.30	Depreciation (54%)	-	111,532	
Plumbing Adj	+ 4.70	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	95,008	
Adj Base Cost	= 112.10	Lot Value	+	88,822	
Total Area	x 1,760	Indicated Value	=	183,830	
Adjusted Cost	= 197,296	Value Per SqFt		104.45	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	95,008		
Lot Value	88,822		
Indicated Value	183,830	104.45	Per SqFt
Agland Value			
Site Improvements	20,901		
Total Value	204,731	116.32	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	48154	16x4		64	21.09		1,350
PRCH	SLAB PORCH - COVERED	48155	18x10		180	20.73		3,731
PATO	SLAB PORCH - OPEN	48156	10x10		100	10.24		1,024



Rogers

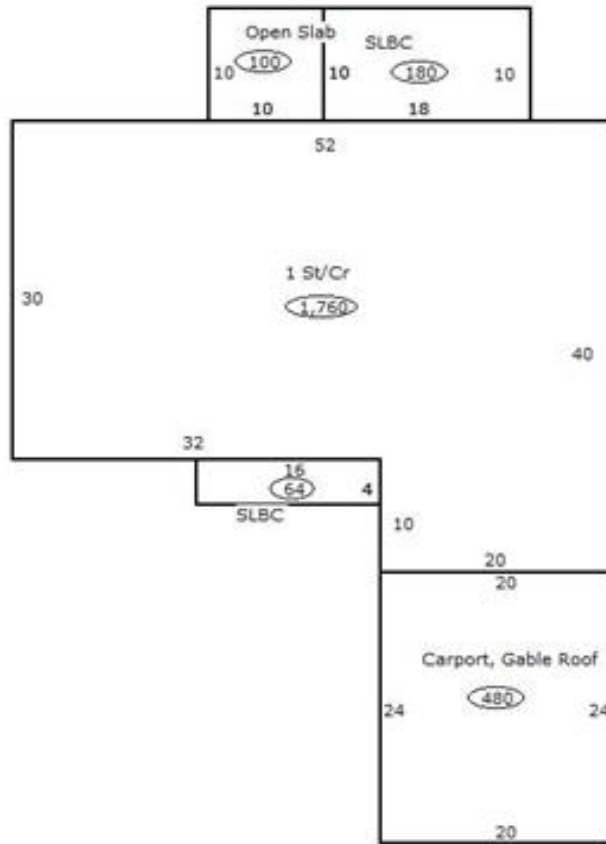
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,760	1.000	1,760
2	M	PRCH		13	SLBC	64	1.000	64
3	M	PRCH		13	SLBC	180	1.000	180
4	M	PATO		13	Open Slab	100	1.000	100
5	G	3		13	Carport, Gable Roof	480	1.000	480
Total Building Area						1,760		1,760



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	24x30x0			720
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
	Base Cost (31.28 x 720)		22,522	22,522	2,252	20,270
	LT	LEAN-TO	8x30x0			240
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 240)		701	701	70	631