



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:32:28  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660019792 <b>Parcel ID</b> 000000-00-0-00522-001-0019 <b>Cadastral ID</b> 23-21-14-03410 <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> 260663 WEBER, DANNY D & MARTHA L  9203 N 163RD E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 09203 N 163RD E AVE <b>Subdivision</b> MORGANS ACRES 2 <b>Lot/Block</b> 0019 / 0001 <b>Parcel Size</b> 2.73 - Lots <b>Sec/Twn/Rng</b> 23 / 21 / 14 / 5 <b>Neighborhood</b> 1069 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.28719580 -95.78919676																																																																																																																									
<b>Legal Description</b> LOT 19 & S 30' LOT 18 BLOCK 1 MORGANS ACRES 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>R2015 06 15</td> <td>R16-NEW 1200 S QFT POLE BARN 30X</td> <td>06/2015</td> <td>11/2015</td> <td>16,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2015 06 15	R16-NEW 1200 S QFT POLE BARN 30X	06/2015	11/2015	16,000																																																																																																						
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Lot Data	Square-Foot - NBHD 1069 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 2.5158 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 109,590.00 x .82 = 90,404 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 90,404		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Masonry
<b>Base/Total Area</b>	1,341 / 1,341
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	0
<b>Fixture/RghIn</b>	8 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	
<b>Year/Eff Age</b>	1969 / 43



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-19\ 8/22/2022

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	188,680	140.70	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	5		
<b>Indicated Value</b>	277,410		Per SqFt

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	101,315		
<b>Lot Value</b>	90,404		
<b>Indicated Value</b>	191,719	142.97	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	73,116		
<b>Total Value</b>	264,835	197.49	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	111.95	<b>Total Misc Impr</b>	+	13,531			
<b>Roofing Adj</b>	+ 4.89	<b>Garage Cost</b>	+				
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	=	198,656			
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 49%)</b>	-	97,341			
<b>Plumbing Adj</b>	+ 8.57	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	101,315			
<b>Adj Base Cost</b>	= 138.05	<b>Lot Value</b>	+	90,404			
<b>Total Area</b>	x 1,341	<b>Indicated Value</b>	=	191,719			
<b>Adjusted Cost</b>	= 185,125	<b>Value Per SqFt</b>		142.97			

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	48201	15x6		90	26.65		2,399
PRCH	SLAB PORCH - COVERED	48202	21x10		210	26.27		5,517



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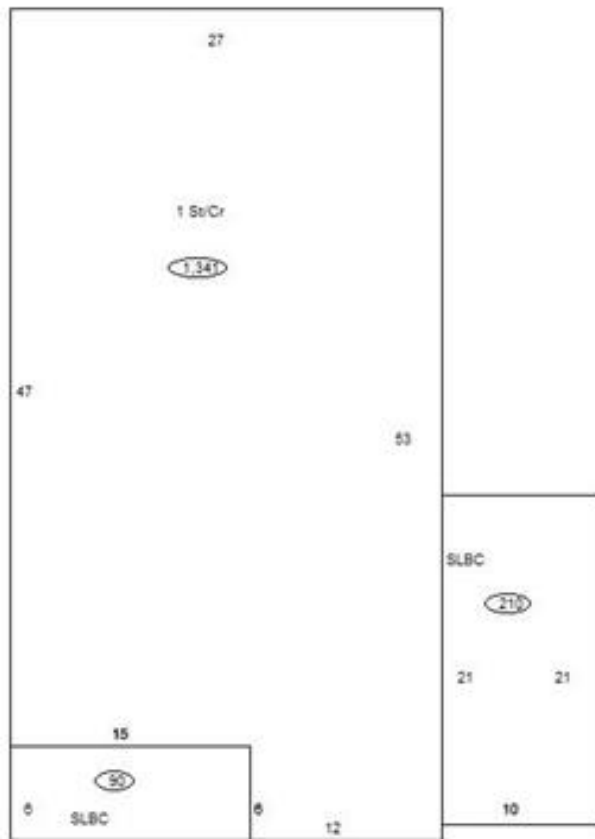
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Sketch Image

660019792



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,341	1.000	1,341
2	M	PRCH		10	SLBC	90	1.000	90
3	M	PRCH		10	SLBC	210	1.000	210
<b>Total Building Area</b>						1,341		1,341



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	30x40x0			1,200	
	Qual 2	Cond 3	Year 2018	Eff Age	6		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (11% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (28.97 x 1,200)		34,764		34,764	3,824	30,940
	LT	LEAN-TO	5x20x0			100	
	Qual 2	Cond 3	Year 2018	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (2.92 x 100)		292		292		292
	UTIL	SHOP BUILDING	40x30x0			1,200	
	Qual	Cond	Year 2015	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (33.14 x 1,200)		39,768		39,768		39,768
	STA	STG AVG	0x0x0			330	
	Qual 3	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (7.02 x 330)		2,317		2,317	1,390	927
	CP	CARPORT DIRT	0x0x0			400	
	Qual 3	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (60% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (3.50 x 400)		1,400		1,400	840	560
	STF	STG FAIR	12x16x0			192	
	Qual 2	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 (4.68 x 192)		899		899	899	
	STF	STG FAIR	12x16x0			192	
	Qual 2	Cond 3	Year	Eff Age	1520		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (30% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (4.68 x 192)		899		899	270	629