



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 00:03:17  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660019818 <b>Parcel ID</b> 000000-00-0-00522-001-0035 <b>Cadastral ID</b> 23-21-14-03660 <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> 338560 WOOLSEY, TYLER D  16511 E 91ST ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 16511 E 91ST ST N <b>Subdivision</b> MORGANS ACRES 2 <b>Lot/Block</b> 0035 / 0001 <b>Parcel Size</b> 1.25 - 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> Lat/Long: 36.28714546 -95.78666741																																																																																																																									
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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> 1.2396 <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> 53,998.00 x 1.16 = 62,891 <b>Factor Value</b> <b>Adjustments</b> 1.5105 <b>Lot Value</b> 94,997		

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% Frame, Siding, Vinyl
<b>Base/Total Area</b>	600 / 600
<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>	22 /
<b>Bed/F/H Bath</b>	2 / 1.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	RMA -
<b>Year/Eff Age</b>	1948 / 42



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-23\ 8/23/2022

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>Adusted R</b>	0.8445
<b>Indicated Value</b>	46,290 77.15 Per SqFt

Direct Comparables	
<b>Selection Model</b>	A Adam Test
<b>Adjustment Model</b>	1 2022 Residential
<b>Comparables</b>	1
<b>Indicated Value</b>	180,000 Per SqFt

Cost Approach				Manual : 01/2025	
<b>Base Cost</b>	122.11	<b>Total Misc Impr</b>	+	321	
<b>Roofing Adj</b>	+ 5.82	<b>Garage Cost</b>	+		
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	=	114,891	
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 48%)</b>	-	55,148	
<b>Plumbing Adj</b>	+ 50.38	<b>Lump Sums</b>	+	6,140	
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	65,883	
<b>Adj Base Cost</b>	= 190.95	<b>Lot Value</b>	+	94,997	
<b>Total Area</b>	x 600	<b>Indicated Value</b>	=	160,880	
<b>Adjusted Cost</b>	= 114,570	<b>Value Per SqFt</b>		268.13	

Value Reconciliation	
<b>Selected Approach</b>	Cost Approach
<b>Improvements</b>	65,883
<b>Lot Value</b>	94,997
<b>Indicated Value</b>	160,880 268.13 Per SqFt
<b>Agland Value</b>	
<b>Site Improvements</b>	1,785
<b>Total Value</b>	162,665 271.11 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
WODC	WOOD DECK - COVERED	48297	14x10		140	43.86	6,140
PATO	SLAB PORCH - OPEN	48298	7x4		28	11.48	321



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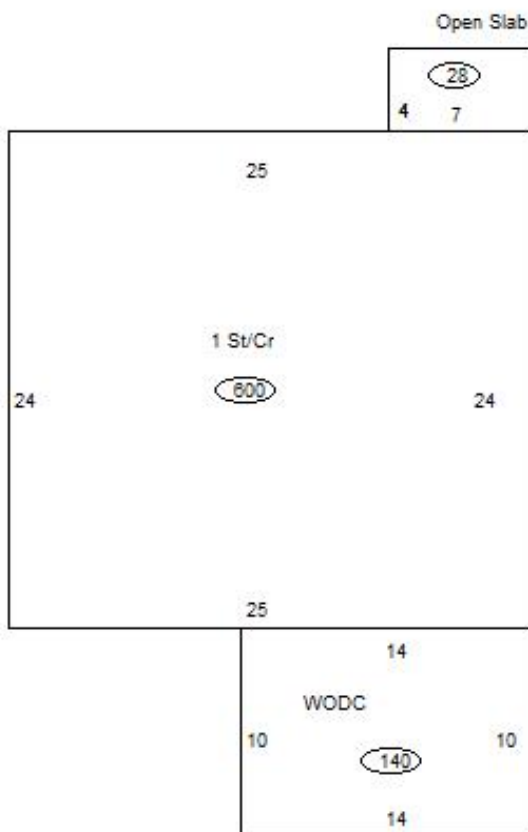
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Sketch Image

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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	600	1.000	600
2	M	WODC		10	WODC	140	1.000	140
3	M	PATO		10	Open Slab	28	1.000	28
<b>Total Building Area</b>						<b>600</b>		<b>600</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	DTGF	DETACHED GARAGE FAIR	0x0x0			288	
	Qual 2	Cond 3	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (16.00 x 288)		4,608		4,608	3,226	1,382
	LT	LEAN-TO	6x23x0			138	
	Qual 2	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 (2.92 x 138)		403		403		403
	BARN	BARN	28x32x0			896	
	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 (10.26 x 896)		9,193		9,193	9,193	