



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660020320 Parcel ID 000000-00-0-00294-001-0002 Cadastral ID 24-21-14-02120 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 347496 JOHNSON, KYLE & CHEYANNE 17712 E 94TH ST N OWASSO OK 74055-0000 Parcel Location Situs 17712 94TH ST Subdivision EASTWOOD LAKE ESTATES Lot/Block 0002 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 24 / 21 / 14 / 5 Neighborhood 1136 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.28976643 -95.77531360 LOT 2 BLOCK 1 EASTWOOD LAKE ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1136 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0038	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,723.00 x 2.33 = 101,690	
Factor Value		
Adjustments	1.1171	
Lot Value	113,598	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,923 / 1,923
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,923
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	RMA -
Year/Eff Age	1979 / 20



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-15\ 8/16/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	253,622	131.89	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	274,090		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.40	Total Misc Impr	+	5,938			
Roofing Adj	+ 4.74	Garage Cost	+	15,527			
Subfloor Adj	+ -2.23	Total RCN	=	274,551			
Heat/Cool Adj	+ 12.64	Depreciation (23%)	-	63,147			
Plumbing Adj	+ 8.06	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	211,404			
Adj Base Cost	= 131.61	Lot Value	+	113,598			
Total Area	x 1,923	Indicated Value	=	325,002			
Adjusted Cost	= 253,086	Value Per SqFt		169.01			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	211,404		
Lot Value	113,598		
Indicated Value	325,002	169.01	Per SqFt
Agland Value			
Site Improvements	43,019		
Total Value	368,021	191.38	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	49551	4x3		12	26.89		323



Rogers

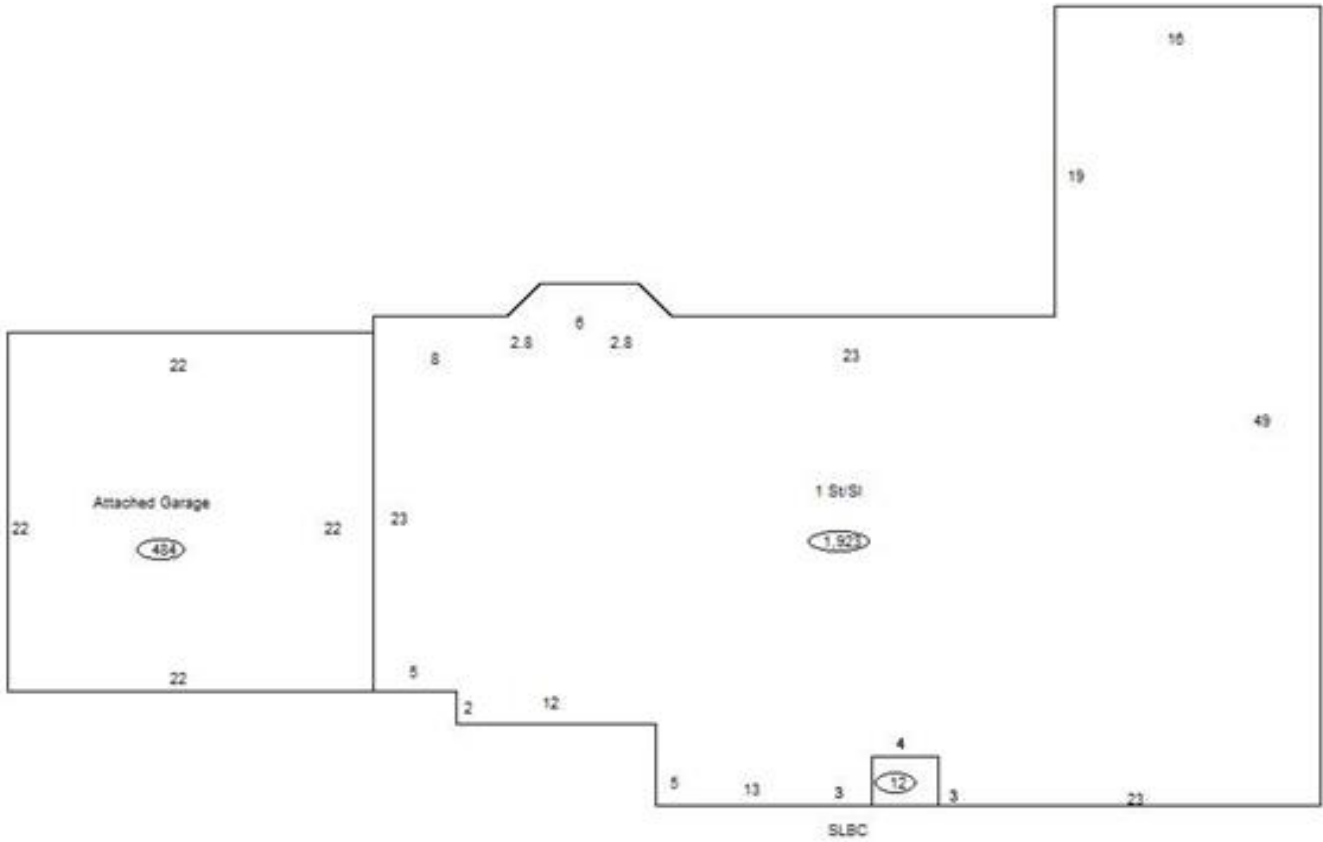
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Sketch Image

660020320



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,923	1.000	1,923
2	G	1		10	Attached Garage	484	1.000	484
3	M	PRCH		10	SLBC	12	1.000	12
Total Building Area						1,923		1,923



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	30x40x14	Concrete	Formed Metal	1,200
	Qual	3	Cond 3	Year 2025	Eff Age 1	
	Valuation Summary Base Cost (31.66 x 1,200) 37,992		Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
	LNT0	Lean To - Attached	10x40x12	Concrete	Formed Metal	400
	Qual	3	Cond 3	Year 2025	Eff Age 1	
	Valuation Summary Base Cost (14.38 x 400) 5,752		Modifier Total	RCN	Depr (6% Phys/ % Func)	RCNLD