



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:26:36
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660020344 Parcel ID 000000-00-0-00297-002-0046 Cadastral ID 24-21-14-02360 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 127884 DECLUE, MICHAEL D & HELEN E 18244 E 95TH STREET NORTH OWASSO OK 74055-0000 Parcel Location Situs 18244 95TH ST Subdivision EASTWOOD LAKE EST II AMD Lot/Block 0046 / 0002 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: 36.29142536 -95.76897148																																																																																																																									
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Date 04/16/2026
Time 22:26:37
Page 2

Lot Data	Square-Foot - NBHD 1136 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	2.0769	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	90,469.00 x 1.72 = 155,776	
Factor Value		
Adjustments	1.0000	
Lot Value	155,776	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% Two Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,623 / 4,227
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,623
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	520 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1982 / 33

Cost Approach		Manual : 01/2025	
Base Cost	99.51	Total Misc Impr	+ 18,064
Roofing Adj	+ 3.82	Garage Cost	+ 26,692
Subfloor Adj	+ -2.82	Total RCN	= 569,918
Heat/Cool Adj	+ 17.38	Depreciation (41%)	- 233,666
Plumbing Adj	+ 6.35	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 336,252
Adj Base Cost	= 124.24	Lot Value	+ 155,776
Total Area	x 4,227	Indicated Value	= 492,028
Adjusted Cost	= 525,162	Value Per SqFt	116.40

\\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	
Adusted R	0.8445		
Indicated Value	585,409	138.49	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	408,380		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	336,252		
Lot Value	155,776		
Indicated Value	492,028	116.40	Per SqFt
Agland Value			
Site Improvements	43,529		
Total Value	535,557	126.70	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	7,721.18		7,721
PRCH	SLAB PORCH - COVERED	49672		136	136	36.07		4,906
PRCH	SLAB PORCH - COVERED	49673	24x5		120	36.17		4,340
PRCH	SLAB PORCH - COVERED	121931	6x5		30	36.58		1,097



Rogers

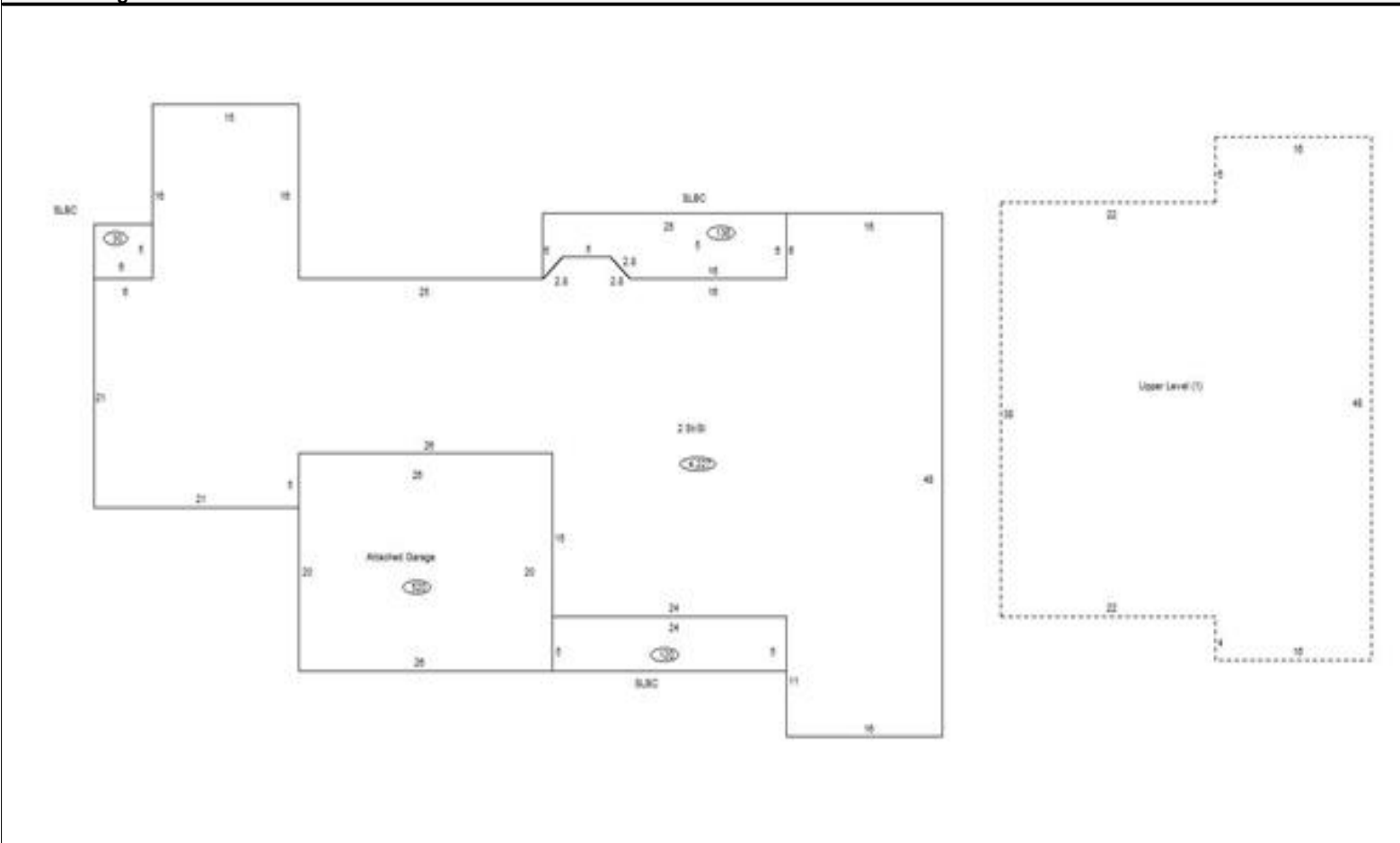
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Date 04/16/2026
 Time 22:26:37
 Page 3

Sketch Image

660020344



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	10	2 St/SI	2,623	1.612	4,227
2	G	1		10	Attached Garage	520	1.000	520
3	M	PRCH		10	SLBC	136	1.000	136
4	M	PRCH		10	SLBC	120	1.000	120
5	U	^UL		10	Upper Level (1)	1,604	1.000	1,604
6	M	PRCH		10	SLBC	30	1.000	30
Total Building Area						2,623		4,227



Rogers

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 Time 22:26:37
 Page 4

660020344

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	GRDT	GARAGE - DETACHED	35x30x0			1,050	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (25% Phys/ % Func)	RCNLD
		Base Cost (27.24 x 1,050)	28,602		28,602	7,151	21,451
	SG	SWIM-GUNITE	0x0x0			1	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (45% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000		30,000	13,500	16,500
	CPDT	CARPORT - DETACHED	20x30x0			600	
	Qual	3	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (10% Phys/ % Func)	RCNLD
		Base Cost (10.33 x 600)	6,198		6,198	620	5,578
	STF	STG FAIR	8x16x0			128	
	Qual	2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x 128)	599		599	599	