



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:17:38
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660020374 Parcel ID 000000-00-0-00300-001-0006 Cadastral ID 24-21-14-02660 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 338600 DARNELL, GREGORY JOE 9403 N 182ND E AVE OWASSO OK 74055-0000 Parcel Location Situs 09403 N 182ND E AVE Subdivision EASTWOOD LAKE ESTATES 3 Lot/Block 0006 / 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: 36.28970228 -95.76817311																																																																																																																									
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Lot Data		Square-Foot - NBHD 1136 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.4098		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	61,411.00 x 2.00 = 122,916		
Factor Value			
Adjustments	1.0000		
Lot Value	122,916		



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Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,998 / 1,998
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,998
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	808 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 41

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	246,024 123.14 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	315,690 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	156,453
Lot Value	122,916
Indicated Value	279,369 139.82 Per SqFt
Agland Value	
Site Improvements	
Total Value	279,369 139.82 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.49	Total Misc Impr	+ 10,586
Roofing Adj	+ 4.70	Garage Cost	+ 24,070
Subfloor Adj	+ -2.19	Total RCN	= 295,195
Heat/Cool Adj	+ 12.64	Depreciation (47%)	- 138,742
Plumbing Adj	+ 7.76	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 156,453
Adj Base Cost	= 130.40	Lot Value	+ 122,916
Total Area	x 1,998	Indicated Value	= 279,369
Adjusted Cost	= 260,539	Value Per SqFt	139.82

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	49826		9x6	54	26.76		1,445
PRCH	SLAB PORCH - COVERED	49827		133	133	26.51		3,526

