



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:39:20
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660021817 Parcel ID 000000-00-0-00207-001-0007 Cadastral ID 26-21-14-02370 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 321555 VANG-CHENG, SAMANTHA 8516 N 163RD E AVE OWASSO OK 74055-0000 Parcel Location Situs 08516 N 163RD E AVE Subdivision COUNTRY BRIER Lot/Block 0007 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 26 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.27812661 -95.79108165																																																																																																																									
Building Permits					<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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.2016 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 52,344.00 x 2.42 = 126,835 Factor Value Adjustments 1.0000 Lot Value 126,835		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,602 / 1,602
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,602
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	528 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1980 / 35



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-9\IM 8/10/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	191,849	119.76	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	282,040		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	118.23	Total Misc Impr	+	13,049			
Roofing Adj	+ 4.91	Garage Cost	+	16,627			
Subfloor Adj	+ -2.31	Total RCN	=	259,018			
Heat/Cool Adj	+ 12.64	Depreciation (43%)	-	111,378			
Plumbing Adj	+ 9.69	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	147,640			
Adj Base Cost	= 143.16	Lot Value	+	126,835			
Total Area	x 1,602	Indicated Value	=	274,475			
Adjusted Cost	= 229,342	Value Per SqFt		171.33			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	147,640		
Lot Value	126,835		
Indicated Value	274,475	171.33	Per SqFt
Agland Value			
Site Improvements			
Total Value	274,475	171.33	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	52699	16x11		176	26.38		4,643
PATO	SLAB PORCH - OPEN	52700	10x7		70	11.48		804
PATO	SLAB PORCH - OPEN	52701	5x4		20	11.48		230
PATO	Slab Porch - Open	154505	161		161	10.91		1,757



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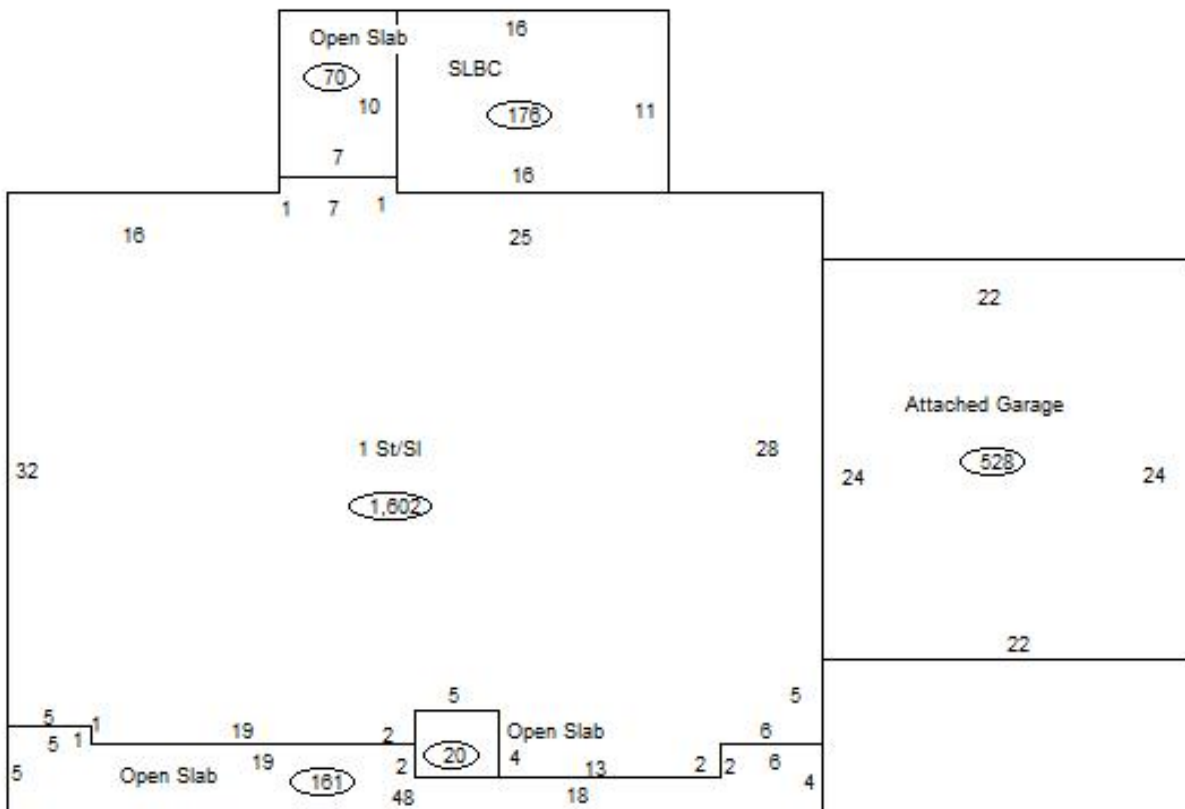
Date 04/16/2026

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Sketch Image

660021817



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,602	1.000	1,602
2	G	1		13	Attached Garage	528	1.000	528
3	M	PRCH		13	SLBC	176	1.000	176
4	M	PATO		13	Open Slab	70	1.000	70
5	M	PATO		13	Open Slab	20	1.000	20
6	M	PATO		13	Open Slab	161	1.000	161
Total Building Area						1,602		1,602



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x)						