



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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

Assessment Data					Primary Image																																																																																																																				
Account 660021820 Parcel ID 000000-00-0-00207-002-0003 Cadastral ID 26-21-14-02400 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 126994 HARWOOD, KENNETH D & MARQUITTA D TRUSTEES 8325 N 165TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 08325 N 165TH E AVE Subdivision COUNTRY BRIER Lot/Block 0003 / 0002 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: 36.27713395 -95.78799589																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.2564	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	54,730.00 x 2.36 = 129,341	
Factor Value		
Adjustments	1.0000	
Lot Value	129,341	

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	1,933 / 1,933
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	1,933
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	852 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1984 / 32



\\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	249,055	128.84	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	340,570		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.29	Total Misc Impr	+	19,563			
Roofing Adj	+ 4.73	Garage Cost	+	25,381			
Subfloor Adj	+ -2.23	Total RCN	=	290,493			
Heat/Cool Adj	+ 6.14	Depreciation (40%)	-	116,197			
Plumbing Adj	+ 10.10	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	174,296			
Adj Base Cost	= 127.03	Lot Value	+	129,341			
Total Area	x 1,933	Indicated Value	=	303,637			
Adjusted Cost	= 245,549	Value Per SqFt		157.08			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	174,296		
Lot Value	129,341		
Indicated Value	303,637	157.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	303,637	157.08	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	52712		225	225	26.22		5,900
PRCH	SLAB PORCH - COVERED	52713		310	310	25.96		8,048

