



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660021842													
Parcel ID	000000-00-0-00207-003-0015													
Cadastral ID	26-21-14-02620													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	3 - OWASSO RURAL/NO FIRE													
Name ID	318253													
CARR, BRITTANY & MICHAEL TRUSTEES														
16279 E 82ND ST N OWASSO OK 74055-0000														
Parcel Location														
Situs	16279 E 82ND ST N													
Subdivision	COUNTRY BRIER													
Lot/Block	0015 / 0003	Parcel Size 1 - Lots												
Sec/Twn/Rng	26 / 21 / 14 / 5													
Neighborhood	1212 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.27364645 -95.78779032														
Building Permits														
LOT 15 BLOCK 3 COUNTRY BRIER														
<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	Yes	1,000	1,000	2547/814	CARR, BRITTANY & MICHAEL	04/29/2016	0	4					
H	Homestead	No	1,000		2547/802	MCCARTY, BARBARA J	04/29/2016	180,000	4					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax						
Remove Cap		Land Value	119,298	57,446	11%	6,319	Assessed	25,197	2,468.30					
Year Frozen	0	Improvements	204,461	171,610		18,878	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-98.00					
TIF Project ID	0	Total Value	323,759	229,056		25,197	Total Taxable	24,197	2,370.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660021842	CARR, BRITTANY & MICHAEL			3	306,880	1000	23,463	2,298.00					
2024	2024-660021842	CARR, BRITTANY & MICHAEL			3	337,775	1000	22,749	2,185.00					
2023	2023-660021842	CARR, BRITTANY & MICHAEL			3	221,514	1000	22,058	2,067.00					
2022	2022-660021842	CARR, BRITTANY & MICHAEL			3	226,029	1000	21,386	2,095.00					
2021	2021-660021842	CARR, BRITTANY & MICHAEL			3	217,603	1000	20,734	2,006.00					
2020	2020-660021842	CARR, BRITTANY & MICHAEL			3	216,660	1000	20,102	1,942.00					
2019	2019-660021842	CARR, BRITTANY & MICHAEL			3	207,989	1000	19,488	1,884.00					
2018	2018-660021842	CARR, BRITTANY & MICHAEL			3	215,535	1000	18,891	1,758.00					
2017	2017-660021842	CARR, BRITTANY & MICHAEL			3	199,126	0	19,311	1,816.00					
2016	2016-660021842	CARR, BRITTANY & MICHAEL			3	194,753	1000	17,392	1,637.00					
2015	2015-660021842	MCCARTY, BARBARA J			3	189,401	1000	16,856	1,598.00					
2014	2014-660021842	MCCARTY, BARBARA J			3	192,990	1000	16,337	1,564.00					
2013	2013-660021842	MCCARTY, BARBARA J			3	184,796	1000	15,831	1,483.00					



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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.0369 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 45,166.00 x 2.64 = 119,298 Factor Value Adjustments 1.0000 Lot Value 119,298		

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	1,704 / 1,704
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,704
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	996 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1982 / 33

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

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	279,919	164.27	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	357,180		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	111.20	Total Misc Impr	+ 23,580				
Roofing Adj	+ 4.86	Garage Cost	+ 29,671				
Subfloor Adj	+ -2.31	Total RCN	= 284,143				
Heat/Cool Adj	+ 12.64	Depreciation (41%)	- 116,499				
Plumbing Adj	+ 9.11	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 167,644				
Adj Base Cost	= 135.50	Lot Value	+ 119,298				
Total Area	x 1,704	Indicated Value	= 286,942				
Adjusted Cost	= 230,892	Value Per SqFt	168.39				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	167,644		
Lot Value	119,298		
Indicated Value	286,942	168.39	Per SqFt
Agland Value			
Site Improvements	36,817		
Total Value	323,759	190.00	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	52814		218	218	26.25		5,723
PRCH	SLAB PORCH - COVERED	52815	24x12		288	26.03		7,497
PRCH	SLAB PORCH - COVERED	52816	15x12		180	26.36		4,745



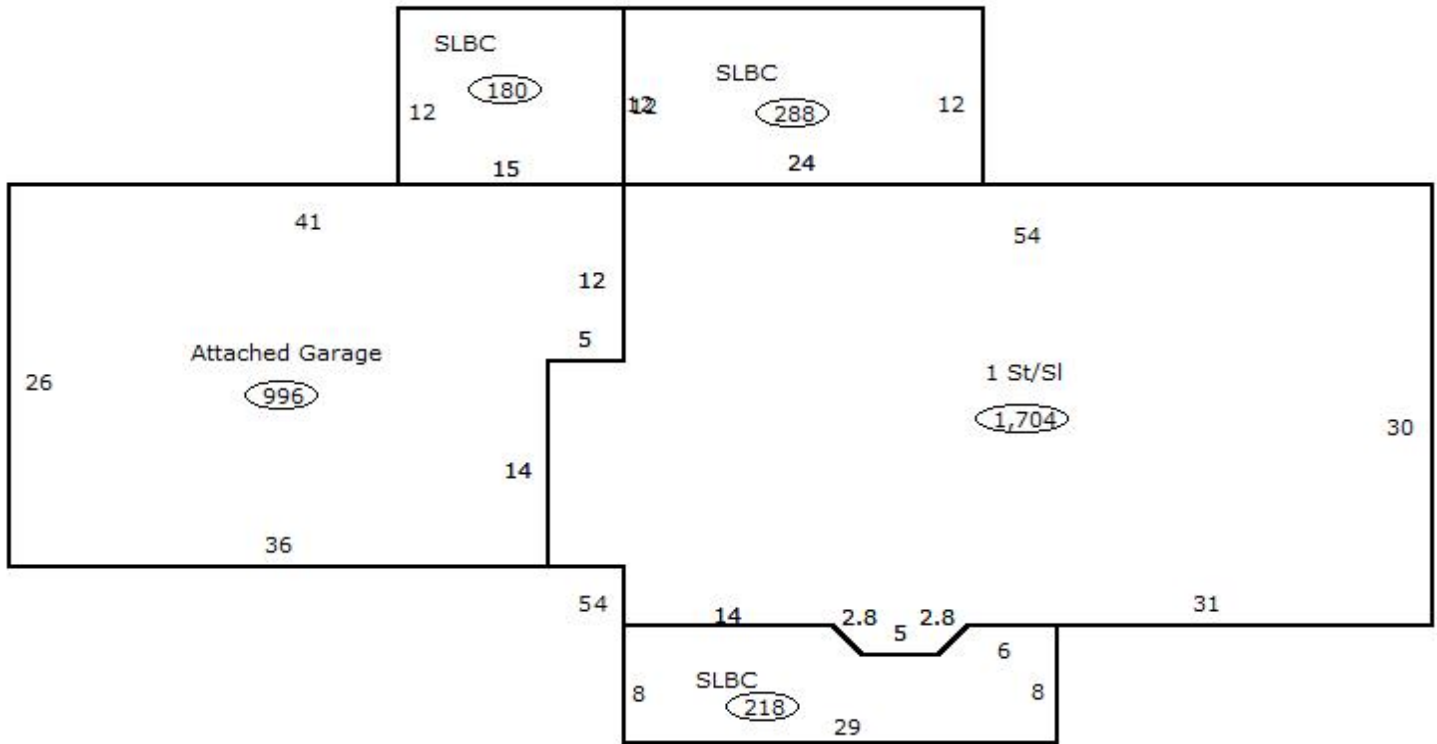
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,704	1.000	1,704
2	G	1		13	Attached Garage	996	1.000	996
3	M	PRCH		13	SLBC	218	1.000	218
4	M	PRCH		13	SLBC	288	1.000	288
5	M	PRCH		13	SLBC	180	1.000	180
Total Building Area						1,704		1,704



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x35x0			1,400
	Qual 2	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (29.22 x 1,400) 40,908		Modifier Total	RCN 40,908	Depr (10% Phys/ % Func) 4,091	RCNLD 36,817
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary Base Cost (4.68 x)		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD