



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:41:50  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660021936 <b>Parcel ID</b> 000000-00-0-00210-004-0013 <b>Cadastral ID</b> 26-21-14-03570 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 311187 LUCZAK, DENNIS L & TAMMY M  16721 E 80TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 16721 E 80TH ST N <b>Subdivision</b> COUNTRY BRIER II <b>Lot/Block</b> 0013 / 0004 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 26 / 21 / 14 / 5 <b>Neighborhood</b> 1212 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.27260130 -95.78757684																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.2052	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	52,498.00 x 2.42 = 126,997	
Factor Value		
Adjustments	1.0000	
Lot Value	126,997	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	40% Veneer, Masonry 60% Frame, Siding, Wood
Base/Total Area	1,637 / 2,645
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,637
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.5 /
Basement Area	
Garage Type	576 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1983 / 32

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	355,430 134.38 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	412,170 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	100.24	Total Misc Impr	+ 25,471	Roofing Adj	+ 3.91	Garage Cost	+ 27,101
Subfloor Adj	+ -3.01	Total RCN	= 391,846	Heat/Cool Adj	+ 16.31	Depreciation ( 40%)	- 156,738
Plumbing Adj	+ 10.82	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 235,108
Adj Base Cost	= 128.27	Lot Value	+ 126,997	Total Area	x 2,645	Indicated Value	= 362,105
		Value Per SqFt	136.90	Adjusted Cost	= 339,274		

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	235,108
Lot Value	126,997
Indicated Value	362,105 136.90 Per SqFt
Agland Value	
Site Improvements	14,710
Total Value	376,815 142.46 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	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	53232	26x12		312	31.90		9,953
PRCH	SLAB PORCH - COVERED	53233	258		258	32.07		8,274



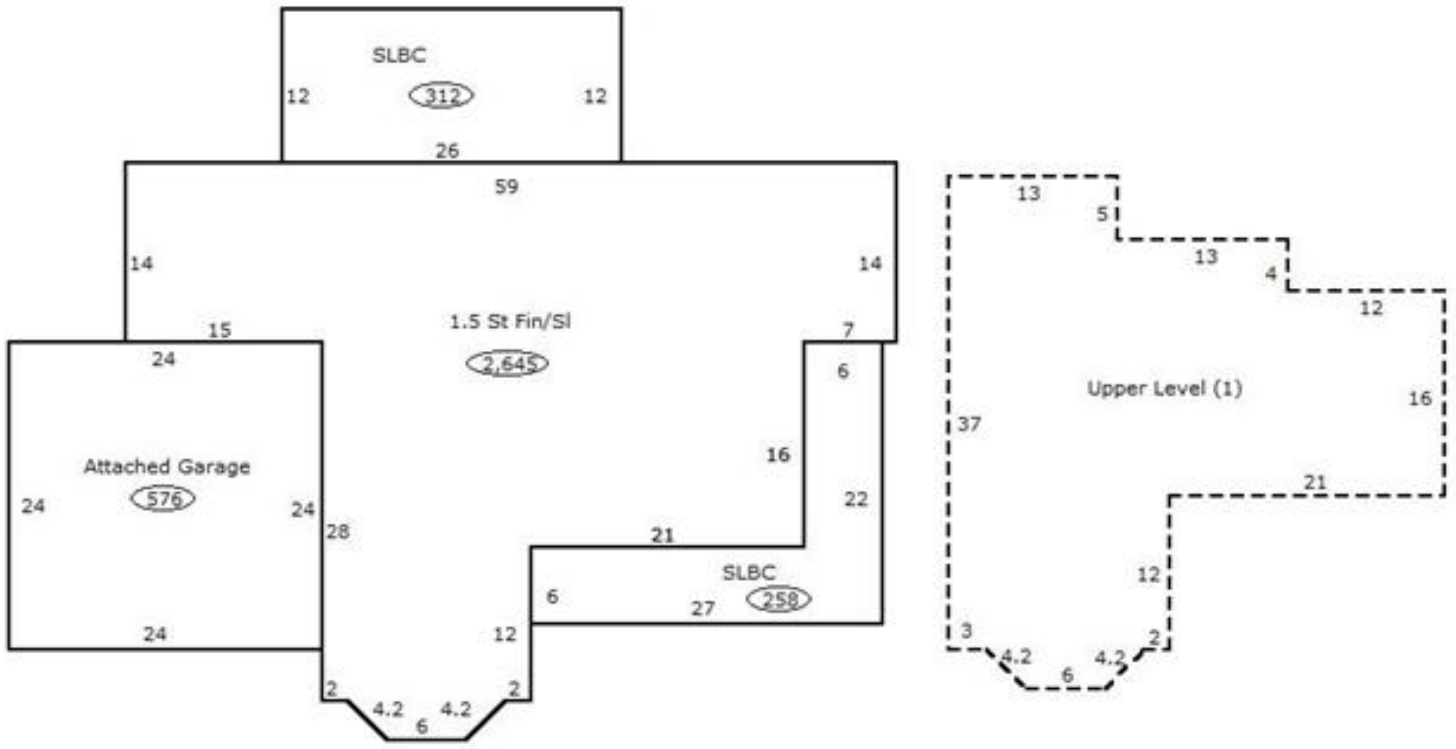
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,637	1.616	2,645
2	G	1		13	Attached Garage	576	1.000	576
3	M	PRCH		13	SLBC	312	1.000	312
4	M	PRCH		13	SLBC	258	1.000	258
5	U	^UL		13	Upper Level (1)	1,008	1.000	1,008
<b>Total Building Area</b>						1,637		2,645



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	24x30x0			720
	Qual 3	Cond 3	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (25% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (27.24 x 720)		19,613	19,613	4,903		14,710