



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:42:27  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660021969 <b>Parcel ID</b> 000000-00-0-00210-006-0007 <b>Cadastral ID</b> 26-21-14-03900 <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> 308177 CAMPBELL, LARHONDA KAY  16912 E 82ND ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 16912 E 82ND ST N <b>Subdivision</b> COUNTRY BRIER II <b>Lot/Block</b> 0007 / 0006 Parcel Size 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> Lot/Long: 36.27376759 -95.78301105																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.0631	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	46,308.00 x 2.60 = 120,497	
Factor Value		
Adjustments	1.0000	
Lot Value	120,497	

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	1,768 / 1,768
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,768
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	576 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1982 / 33

Cost Approach		Manual : 01/2025	
Base Cost	110.31	Total Misc Impr	+ 31,792
Roofing Adj	+ 4.82	Garage Cost	+ 17,775
Subfloor Adj	+ -2.31	Total RCN	= 286,886
Heat/Cool Adj	+ 12.64	Depreciation ( 41%)	- 117,623
Plumbing Adj	+ 8.77	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 169,263
Adj Base Cost	= 134.23	Lot Value	+ 120,497
Total Area	x 1,768	Indicated Value	= 289,760
Adjusted Cost	= 237,319	Value Per SqFt	163.89



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

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	210,278	118.94	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	5
Indicated Value	299,720 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	169,263		
Lot Value	120,497		
Indicated Value	289,760	163.89	Per SqFt
Agland Value			
Site Improvements			
Total Value	289,760	163.89	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	53388	32x5		160	26.43		4,229
EPSW	ENCLOSED PORCH - SOLID WALL	53389	322		322	68.16		21,948



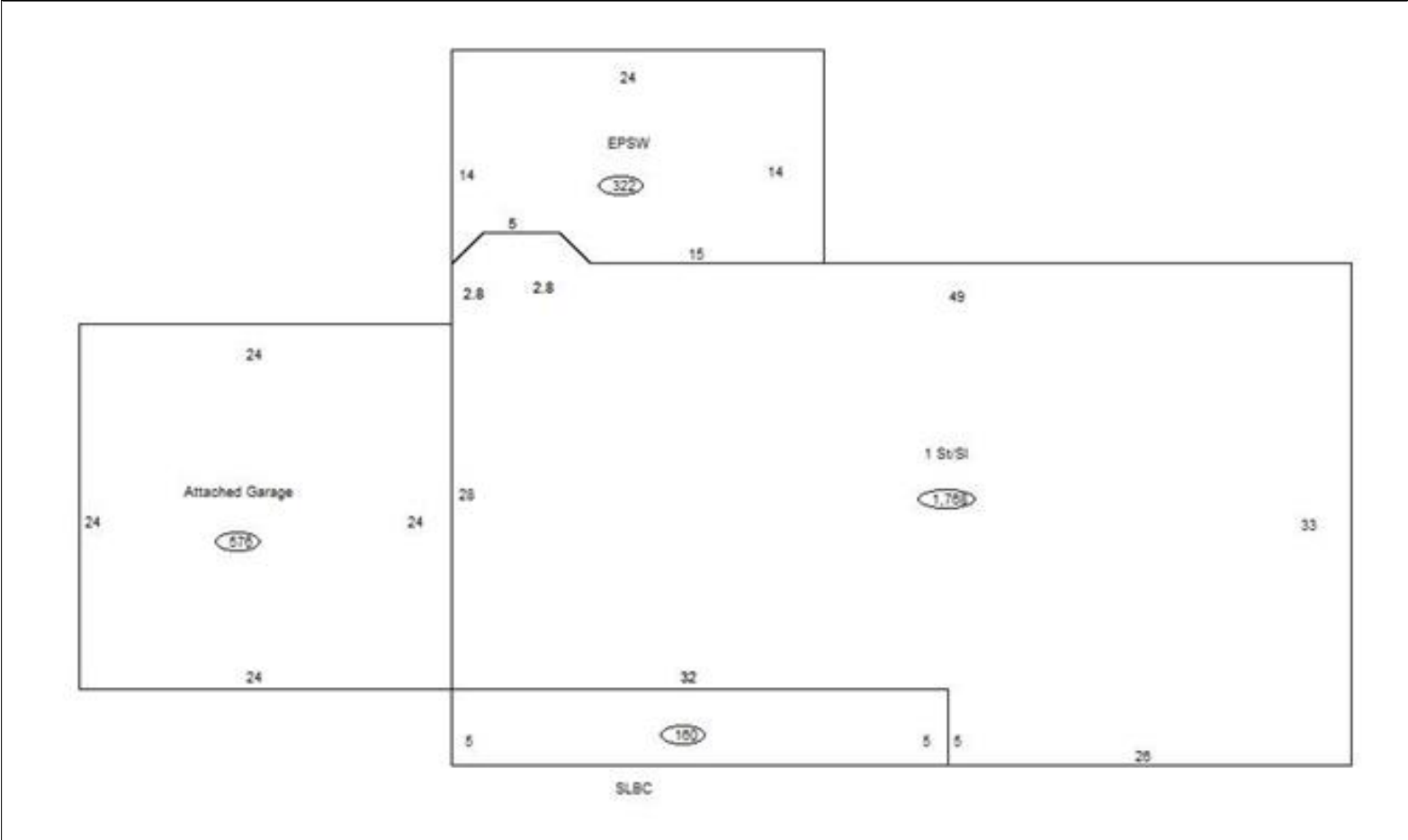
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,768	1.000	1,768
2	G	1		10	Attached Garage	576	1.000	576
3	M	PRCH		10	SLBC	160	1.000	160
4	M	EPSW		10	EPSW	322	1.000	322
<b>Total Building Area</b>						<b>1,768</b>		<b>1,768</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	12x24x0			288
	Qual	2	Cond 3	Year	Eff Age 1520	
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (4.68 x 288)		1,348		1,348	1,348	