



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:44:10
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660022074 Parcel ID 000000-00-0-00426-004-0010 Cadastral ID 26-21-14-04950 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 278061 WOLFE, JOE BRANNON & KRISANDRA SUE-TRUSTEES WOLFE JOINT REVOC TRUST 16004 E 115TH ST N OWASSO OK 74055-0000																																																																																																																									
Parcel Location Situs 07607 N 175TH E AVE Subdivision LA STRANGE ACRES 2ND AMD Lot/Block 0010 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 26 / 21 / 14 / 5 Neighborhood 1056 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.26501687 -95.77917222 LOT 10 BLOCK 4 LA STRANGE ACRES2ND AMD.					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"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Page 2

Lot Data	Square-Foot - NBHD 1056 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.4224	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	18,398.00 x 3.00 = 55,194	
Factor Value		
Adjustments	1.0000	
Lot Value	55,194	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Stone 20% Frame, Siding, Wood
Base/Total Area	1,596 / 1,596
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,596
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	552 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1976 / 38

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	150,670 94.40 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	196,320 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	94.08	Total Misc Impr	+ 10,715	Roofing Adj	+ 3.74	Garage Cost	+ 12,602
Subfloor Adj	+ 0.00	Total RCN	= 208,517	Heat/Cool Adj	+ 10.30	Depreciation (49%)	- 102,173
Plumbing Adj	+ 7.92	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 106,344
Adj Base Cost	= 116.04	Lot Value	+ 55,194	Total Area	x 1,596	Indicated Value	= 161,538
		Value Per SqFt	101.21	Adjusted Cost	= 185,200		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	106,344		
Lot Value	55,194		
Indicated Value	161,538	101.21	Per SqFt
Agland Value			
Site Improvements			
Total Value	161,538	101.21	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	53787	24x10		240	20.54		4,930
PATO	SLAB PORCH - OPEN	53788	12x10		120	10.07		1,208



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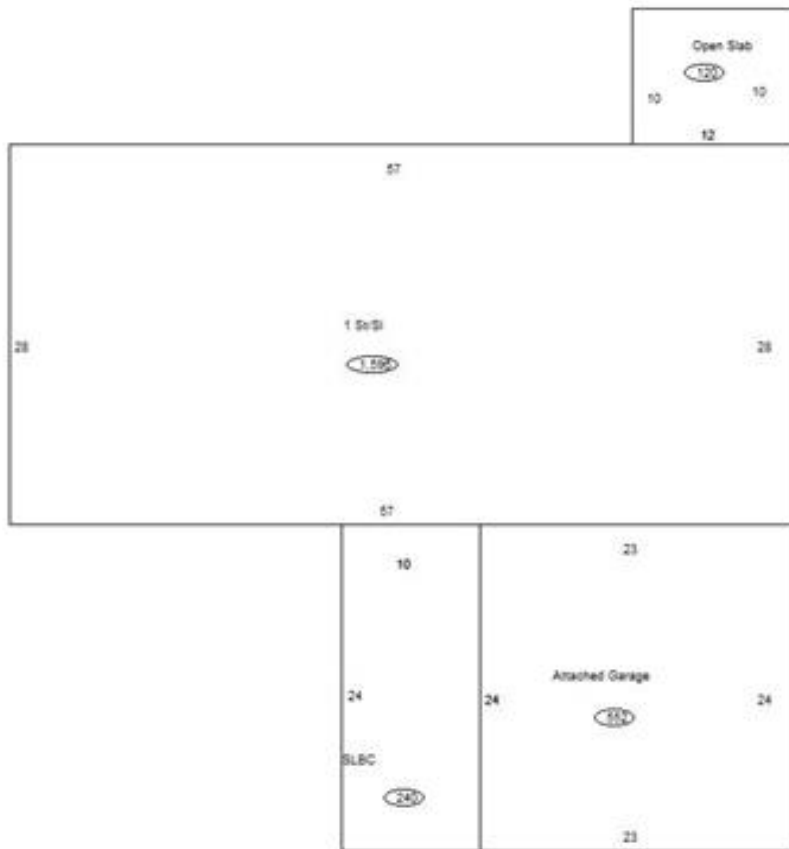
Date 04/16/2026

Time 21:44:10

Page 3

Sketch Image

660022074



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,596	1.000	1,596
2	G	1		10	Attached Garage	552	1.000	552
3	M	PRCH		10	SLBC	240	1.000	240
4	M	PATO		10	Open Slab	120	1.000	120
Total Building Area						1,596		1,596