



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:16:10
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Assessment Data					Primary Image																																																																																																																				
Account 660022149 Parcel ID 000000-00-0-00834-001-0015 Cadastral ID 26-21-14-05680 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 282776 MULLEN, DANIEL D & KIMBERLY K 17407 E 81ST ST N OWASSO OK 74055-0000 Parcel Location Situs 17407 81ST ST Subdivision TURTLE CREEK AMENDED Lot/Block 0015 / 0001 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: 36.27354788 -95.77955279																																																																																																																									
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Lot Data		Square-Foot - NBHD 1212 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.0665		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	46,457.00 x 2.60 = 120,654		
Factor Value			
Adjustments	1.0000		
Lot Value	120,654		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% Two Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Vinyl
Base/Total Area	1,182 / 2,620
Style	100% Two Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,182
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1992 / 26

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	299,748 114.41 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	358,610 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	223,769
Lot Value	120,654
Indicated Value	344,423 131.46 Per SqFt
Agland Value	
Site Improvements	
Total Value	344,423 131.46 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	90.42	Total Misc Impr	+ 16,935
Roofing Adj	+ 2.73	Garage Cost	+ 16,968
Subfloor Adj	+ -1.74	Total RCN	= 329,072
Heat/Cool Adj	+ 14.47	Depreciation (32%)	- 105,303
Plumbing Adj	+ 6.78	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 223,769
Adj Base Cost	= 112.66	Lot Value	+ 120,654
Total Area	x 2,620	Indicated Value	= 344,423
Adjusted Cost	= 295,169	Value Per SqFt	131.46

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	54142		372	372	28.24		10,505



Rogers

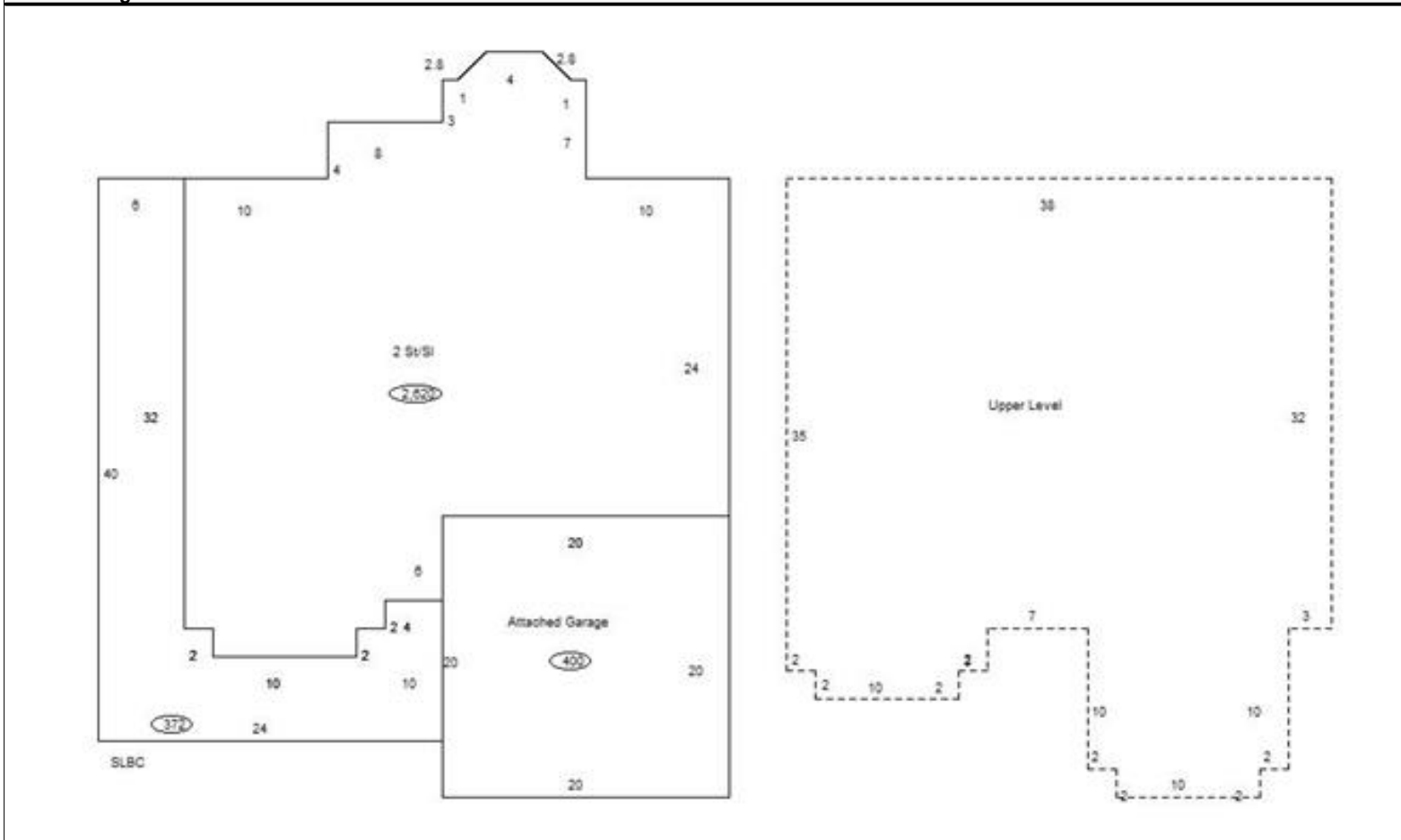
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Sketch Image

660022149



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	2	Slab	10	2 St/SI	1,182	2.217	2,620
2	G	1		10	Attached Garage	400	1.000	400
3	M	PRCH		10	SLBC	372	1.000	372
4	U	^UL	Overhang	10	Upper Level	1,438	1.000	1,438
Total Building Area						1,182		2,620