



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:45:39
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660022167 Parcel ID 000000-00-0-00834-002-0010 Cadastral ID 26-21-14-05860 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 327586 BASORE, JOYCE & GARY WEATHERHOLTZ 17606 E 85TH ST N OWASSO OK 74055-0000 Parcel Location Situs 17606 E 85TH ST N Subdivision TURTLE CREEK AMENDED Lot/Block 0010 / 0002 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: 36.27619501 -95.77720797																																																																																																																									
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Lot Data		Square-Foot - NBHD 1212 #1		Primary Image				
Lot Size								
Lot Count	1							
Units Buildable	1							
Non-Ag Acres	1.0125							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	44,104.00 x 2.68 = 118,183			\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-8\IM 8/8/2022				
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	118,183			Gross Rent 0.00				
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	3 - Average			MRA Code 1 Test				
Quality	3.5 - Average			Adusted R 0.8445				
Architecture				Indicated Value 247,346 127.76 Per SqFt				
Style	100% One Story			Direct Comparables				
Exterior Wall	100% Veneer, Masonry			Selection Model A Adam Test				
Base/Total Area	1,936 / 1,936			Adjustment Model 1 2022 Residential				
Style	100% One Story			Comparables 2				
HVAC	100% Warmed & Cooled Air			Indicated Value 357,250 Per SqFt				
Roof Cover	1 Composition Shingle			Value Reconciliation				
Area on Slab	1,936			Selected Approach Cost Approach				
Fixture/RghIn	11 /			Improvements 217,411				
Bed/F/H Bath	3 / 2.0 /			Lot Value 118,183				
Basement Area				Indicated Value 335,594 173.34 Per SqFt				
Garage Type	420 Attached Garage - Unfinished			Agland Value				
Remodel				Site Improvements				
Year/Eff Age	1996 / 23			Total Value 335,594 173.34 Total Value Per SqFt				
Cost Approach				Manual : 01/2025				
Base Cost	113.44	Total Misc Impr	+ 15,192					
Roofing Adj	+ 5.42	Garage Cost	+ 17,548					
Subfloor Adj	+ -3.44	Total RCN	= 301,960					
Heat/Cool Adj	+ 14.47	Depreciation (28%)	- 84,549					
Plumbing Adj	+ 9.17	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 217,411					
Adj Base Cost	= 139.06	Lot Value	+ 118,183					
Total Area	x 1,936	Indicated Value	= 335,594					
Adjusted Cost	= 269,220	Value Per SqFt	173.34					
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	54223		136	136	29.06		3,952
PRCH	SLAB PORCH - COVERED	54224		15x6	90	29.24		2,632
PATO	SLAB PORCH - OPEN	54225		18x10	180	12.10		2,178

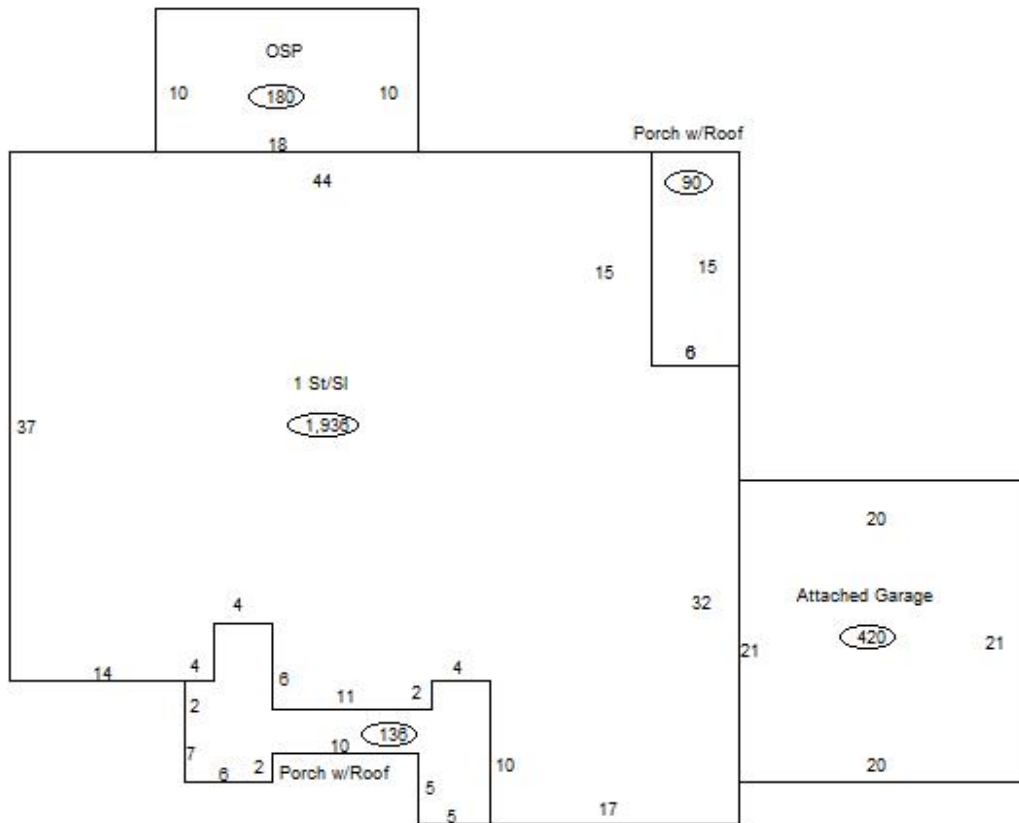


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Sketch Image

660022167



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,936	1.000	1,936
2	G	1		13	Attached Garage	420	1.000	420
3	M	PRCH		13	SLBC	136	1.000	136
4	M	PRCH		13	SLBC	90	1.000	90
5	M	PATO		13	Open Slab	180	1.000	180
Total Building Area						1,936		1,936