



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:45:41  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660022168 <b>Parcel ID</b> 000000-00-0-00834-002-0011 <b>Cadastral ID</b> 26-21-14-05870 <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> 29774 SINGLETON, MICHAEL RAY & JOY DARLENE REVOCABLE LIVING TRUST 17615 E 84TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17615 E 84TH ST <b>Subdivision</b> TURTLE CREEK AMENDED <b>Lot/Block</b> 0011 / 0002 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					<p>\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-8\IM 8/8/2022</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.27556805 -95.77690960																																																																																																																									
<b>LOT 11 BLOCK 2 TURTLE CREEK</b>					<b>Building Permits</b> <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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> 1 <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 1.0274 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 44,753.00 x 2.66 = 118,865 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 118,865		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	30% Veneer, Masonry 70% Frame, Siding, Wood
<b>Base/Total Area</b>	1,886 / 1,886
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,886
<b>Fixture/RghIn</b>	14 /
<b>Bed/F/H Bath</b>	3 / 3.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	650 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1996 / 23

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GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	240,466	127.50	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	4		
<b>Indicated Value</b>	318,060		Per SqFt

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	200,202		
<b>Lot Value</b>	118,865		
<b>Indicated Value</b>	319,067	169.18	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	319,067	169.18	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	103.02	<b>Total Misc Impr</b>	+ 11,986				
<b>Roofing Adj</b>	+ 4.76	<b>Garage Cost</b>	+ 19,650				
<b>Subfloor Adj</b>	+ -2.26	<b>Total RCN</b>	= 274,006				
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 28%)</b>	- 76,722				
<b>Plumbing Adj</b>	+ 10.35	<b>Lump Sums</b>	+ 2,918				
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 200,202				
<b>Adj Base Cost</b>	= 128.51	<b>Lot Value</b>	+ 118,865				
<b>Total Area</b>	x 1,886	<b>Indicated Value</b>	= 319,067				
<b>Adjusted Cost</b>	= 242,370	<b>Value Per SqFt</b>	169.18				

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	54228	25x7		175	26.38		4,617
PRCH	SLAB PORCH - COVERED	54229	283		283	26.04		7,369
WODO	WOOD DECK - OPEN	54230	23x9		207	21.69	35%	2,918

