



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 21:46:36
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Assessment Data					Primary Image																																																																																																																				
Account 660022804 Parcel ID 000000-00-0-00186-002-0003 Cadastral ID 27-21-14-02250 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 347420 HANIGAN, ABBY & MATTHEW DAVIS PATRICK 15717 E 80TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15717 E 80TH ST N Subdivision CORNERSTONE ADDITION 2 Lot/Block 0003 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.27089342 -95.79802445																																																																																																																									
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Lot Data		Square-Foot - NBHD 1212 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.1161		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	48,619.00 x 2.53 = 122,924		
Factor Value			
Adjustments	1.1829		
Lot Value	145,407		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-7-27\I 7/27/2022

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Vinyl
Base/Total Area	1,649 / 2,221
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,649
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	704 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 27

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	286,291	128.90	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	349,090		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	94.25	Total Misc Impr	+ 21,471
Roofing Adj	+ 3.97	Garage Cost	+ 26,287
Subfloor Adj	+ -2.62	Total RCN	= 309,991
Heat/Cool Adj	+ 14.47	Depreciation (34%)	- 105,397
Plumbing Adj	+ 8.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 204,594
Adj Base Cost	= 118.07	Lot Value	+ 145,407
Total Area	x 2,221	Indicated Value	= 350,001
Adjusted Cost	= 262,233	Value Per SqFt	157.59

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	204,594		
Lot Value	145,407		
Indicated Value	350,001	157.59	Per SqFt
Agland Value			
Site Improvements			
Total Value	350,001	157.59	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	55883		168	168	28.93		4,860
PRCH	SLAB PORCH - COVERED	55884		45x8	360	28.28		10,181



Rogers

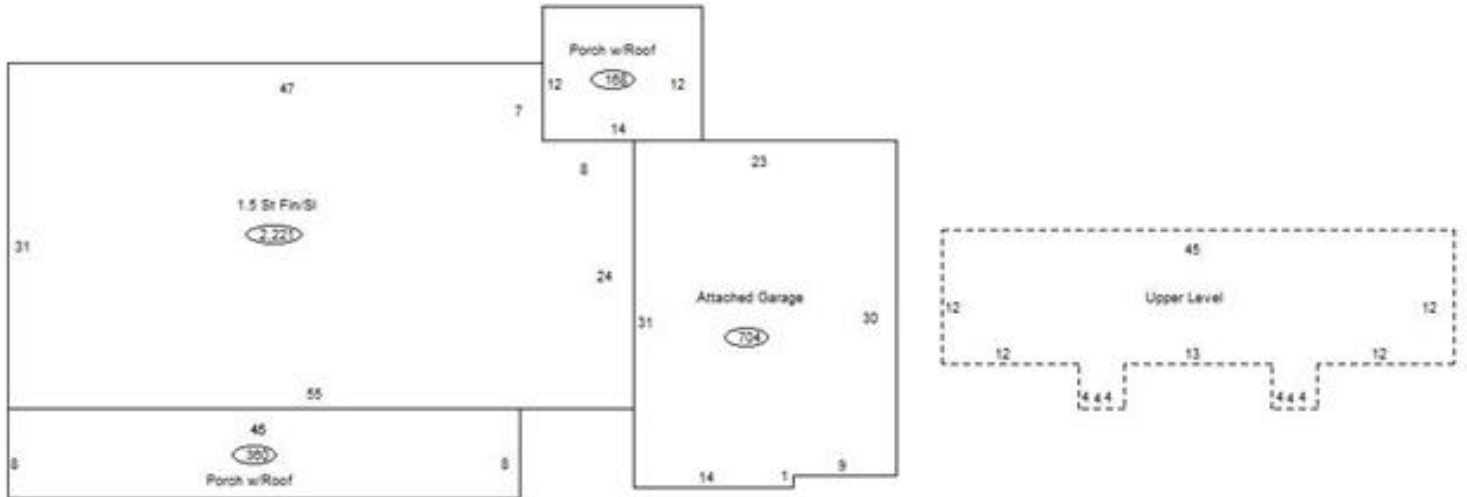
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,649	1.347	2,221
2	G	1		13	Attached Garage	704	1.000	704
3	M	PRCH		13	SLBC	168	1.000	168
4	M	PRCH		13	SLBC	360	1.000	360
5	U	^UL	Overhang	13	Upper Level	572	1.000	572
Total Building Area						1,649		2,221



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	8x12x0			96
	Qual	2	Cond 3	Year	Eff Age 1520	
Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)		RCNLD
Base Cost (4.68 x 96)		449		449		449