



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:46:51
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Assessment Data					Primary Image																																																																																																																				
Account 660022817 Parcel ID 000000-00-0-00186-004-0003 Cadastral ID 27-21-14-02380 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 322155 MARSHALL, MICHAEL & KRISTA A 15820 E 80TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15820 E 80TH ST N Subdivision CORNERSTONE ADDITION 2 Lot/Block 0003 / 0004 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: 36.26993375 -95.79691376																																																																																																																									
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Lot Data		Square-Foot - NBHD 1212 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.1889		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	51,787.00 x 2.44 = 126,250		
Factor Value			
Adjustments	1.0000		
Lot Value	126,250		



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

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Vinyl
Base/Total Area	2,384 / 2,816
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,384
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	864 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	395,420 140.42 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	516,410 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	271,694
Lot Value	126,250
Indicated Value	397,944 141.32 Per SqFt
Agland Value	
Site Improvements	9,179
Total Value	407,123 144.57 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	100.64	Total Misc Impr	+ 40,215
Roofing Adj	+ 4.79	Garage Cost	+ 39,243
Subfloor Adj	+ -3.92	Total RCN	= 431,261
Heat/Cool Adj	+ 16.31	Depreciation (37%)	- 159,567
Plumbing Adj	+ 7.11	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 271,694
Adj Base Cost	= 124.93	Lot Value	+ 126,250
Total Area	x 2,816	Indicated Value	= 397,944
Adjusted Cost	= 351,803	Value Per SqFt	141.32

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
EPSW	ENCLOSED PORCH - SOLID WALL	55945	20x13		260	84.31		21,921
PRCH	SLAB PORCH - COVERED	55948	283		283	31.99		9,053
PATO	SLAB PORCH - OPEN	115700	12x12		144	13.87		1,997



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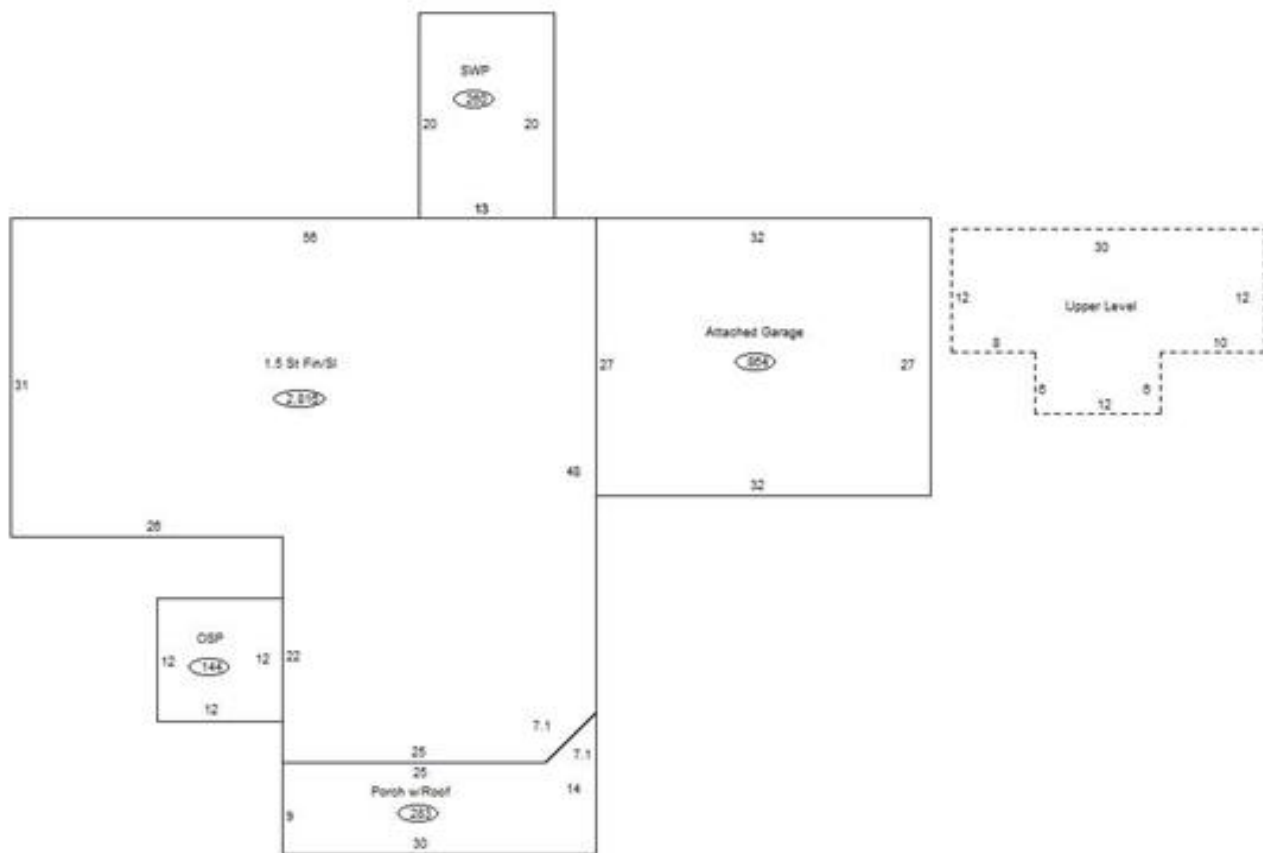
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	1		13	Attached Garage	864	1.000	864
2	M	EPSW		13	EPSW	260	1.000	260
3	R	5	Slab	13	1.5 St Fin/SI	2,384	1.181	2,816
4	U	^UL		13	Upper Level	432	1.000	432
5	M	PRCH		13	SLBC	283	1.000	283
6	M	PATO		13	Open Slab	144	1.000	144
Total Building Area						2,384		2,816



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SV	SWIM VINYL	0x0x0			1
	Qual 3	Cond 3	Year 2003	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (25,000.00 x 1) 25,000			25,000	25,000	
	DTGF	DETACHED GARAGE FAIR	0x0x0			576
	Qual 2	Cond 3	Year 1993	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 576) 9,216			9,216	922	8,294
	CPDT	CARPORT - DETACHED	10x12x0			120
	Qual 2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD
	Base Cost (9.22 x 120) 1,106			1,106	221	885