



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660022819 Parcel ID 000000-00-0-00186-004-0005 Cadastral ID 27-21-14-02400 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 257508 TUCKER, KIM C & KELLEY A REVOCABLE LIVING TRUST 15718 E 80TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15718 E 80TH ST N Subdivision CORNERSTONE ADDITION 2 Lot/Block 0005 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.1269 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 49,086.00 x 2.51 = 123,414 Factor Value Adjustments 1.0000 Lot Value 123,414		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	40% Veneer, Masonry 60% Frame, Siding, Wood
Base/Total Area	1,593 / 1,593
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,593
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	672 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
Adjusted R	0.8445
Indicated Value	203,174 127.54 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	306,010 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	100.38	Total Misc Impr	+ 20,381	Roofing Adj	+ 4.46	Garage Cost	+ 17,418
Subfloor Adj	+ -1.15	Total RCN	= 235,331	Heat/Cool Adj	+ 11.47	Depreciation (40%)	- 94,132
Plumbing Adj	+ 8.84	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 141,199
Adj Base Cost	= 124.00	Lot Value	+ 123,414	Total Area	x 1,593	Indicated Value	= 264,613
		Value Per SqFt	166.11	Adjusted Cost	= 197,532		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	141,199		
Lot Value	123,414		
Indicated Value	264,613	166.11	Per SqFt
Agland Value			
Site Improvements	12,768		
Total Value	277,381	174.12	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	55957		147	147	23.77		3,494
EPSW	ENCLOSED PORCH - SOLID WALL	55958	19x10		190	62.06		11,791



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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	1	Slab	13	1 St/SI	1,593	1.000	1,593
2	G	1		13	Attached Garage	672	1.000	672
3	M	PRCH		13	SLBC	147	1.000	147
4	M	EPSW		13	EPSW	190	1.000	190
Total Building Area						1,593		1,593



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			1,140
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)		RCNLD
Base Cost (16.00 x 1,140)		18,240	18,240	5,472		12,768