



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:47:11
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660022837 Parcel ID 000000-00-0-00186-006-0002 Cadastral ID 27-21-14-02580 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 126504 ANDERSON, GERALD L & WANDA A TRUSTEES 15910 E 79TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15910 79TH ST Subdivision CORNERSTONE ADDITION 2 Lot/Block 0002 / 0006 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: 36.26808346 -95.79635983																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size Lot Count 1 Units Buildable 1 Non-Ag Acres 1.1282 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 49,146.00 x 2.51 = 123,477 Factor Value Adjustments 1.0000 Lot Value 123,477		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	40% Veneer, Masonry 60% Frame, Siding, Wood
Base/Total Area	1,978 / 1,978
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,978
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	480 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1987 / 29

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	243,210	122.96	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	330,900		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	102.78	Total Misc Impr	+	21,605			
Roofing Adj	+ 4.71	Garage Cost	+	15,422			
Subfloor Adj	+ -2.20	Total RCN	=	289,815			
Heat/Cool Adj	+ 12.64	Depreciation (36%)	-	104,333			
Plumbing Adj	+ 9.87	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	185,482			
Adj Base Cost	= 127.80	Lot Value	+	123,477			
Total Area	x 1,978	Indicated Value	=	308,959			
Adjusted Cost	= 252,788	Value Per SqFt		156.20			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	185,482		
Lot Value	123,477		
Indicated Value	308,959	156.20	Per SqFt
Agland Value			
Site Improvements	21,052		
Total Value	330,011	166.84	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	5,615.40	5,615
PRCH	SLAB PORCH - COVERED	56044		244	244	26.16	6,383
PRCH	SLAB PORCH - COVERED	56045	35x5		175	26.38	4,617
PATO	SLAB PORCH - OPEN	56046	18x8		144	11.07	1,594
PRCH	SLAB PORCH - COVERED	56047	16x8		128	26.53	3,396



Rogers

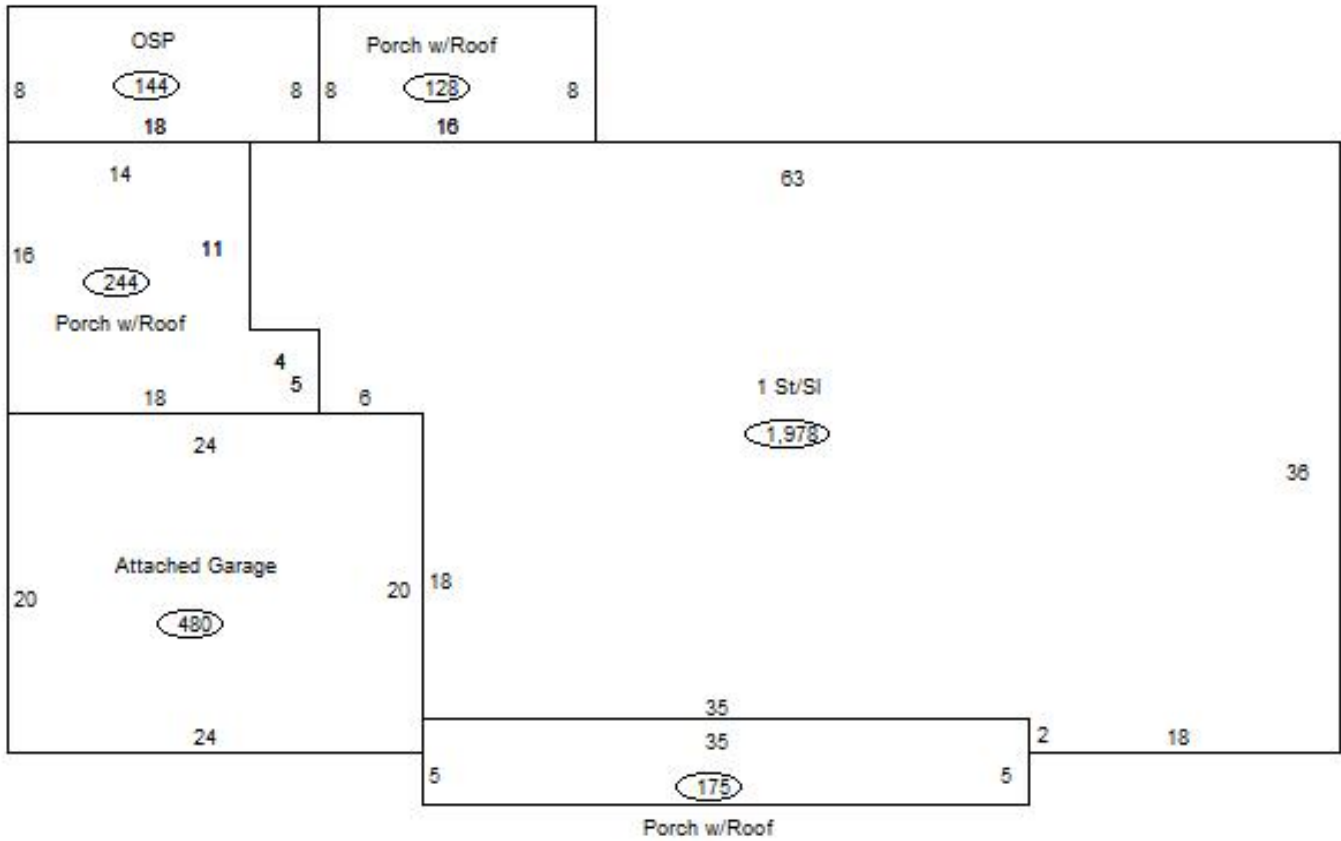
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,978	1.000	1,978
2	G	1		13	Attached Garage	480	1.000	480
3	M	PRCH		13	SLBC	244	1.000	244
4	M	PRCH		13	SLBC	175	1.000	175
5	M	PATO		13	Open Slab	144	1.000	144
6	M	PRCH		13	SLBC	128	1.000	128
Total Building Area						1,978		1,978



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			1,408
	Qual 2	Cond 3	Year 2003	Eff Age		
	Valuation Summary Base Cost (16.00 x 1,408) 22,528		Modifier Total	RCN 22,528	Depr (10% Phys/ % Func) 2,253	RCNLD 20,275
	LT	LEAN-TO	14x20x0			280
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (2.92 x 280) 818		Modifier Total	RCN 818	Depr (5% Phys/ % Func) 41	RCNLD 777