



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660022856 <b>Parcel ID</b> 000000-00-0-00189-004-0001 <b>Cadastral ID</b> 27-21-14-02770 <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> 126254 WILLIAMSON, DAVID W & VIRGINIA L REVOCABLE TRUST 15408 E 80TH ST N OWASSO OK 74055-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 15408 E 80TH ST N <b>Subdivision</b> CORNERSTONE ADDITION 3 <b>Lot/Block</b> 0001 / 0004 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 27 / 21 / 14 / 5 <b>Neighborhood</b> 1212 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.27015302 -95.80141969					<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>R2016 04 17</td> <td>R17-NEW 435 SQ FT ADDITION/SUNR</td> <td>04/2016</td> <td>11/2016</td> <td>35,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2016 04 17	R17-NEW 435 SQ FT ADDITION/SUNR	04/2016	11/2016	35,000																																																																																																						
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Lot Data		Square-Foot - NBHD 1212 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.1743		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	51,151.00 x 2.46 = 125,583		
Factor Value			
Adjustments	1.0000		
Lot Value	125,583		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-2\IM 8/5/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,520 / 2,520
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,520
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	576 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1989 / 28

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	303,645 120.49 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	366,110 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	260,843
Lot Value	125,583
Indicated Value	386,426 153.34 Per SqFt
Agland Value	
Site Improvements	
Total Value	386,426 153.34 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.59	Total Misc Impr	+ 10,175
Roofing Adj	+ 5.15	Garage Cost	+ 22,205
Subfloor Adj	+ -3.37	Total RCN	= 364,743
Heat/Cool Adj	+ 14.47	Depreciation ( 35%)	- 127,660
Plumbing Adj	+ 7.05	Lump Sums	+ 23,760
Basement Adj	+ 0.00	RCNLD	= 260,843
Adj Base Cost	= 131.89	Lot Value	+ 125,583
Total Area	x 2,520	Indicated Value	= 386,426
Adjusted Cost	= 332,363	Value Per SqFt	153.34

### 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	56141		62	62	29.33		1,818
SOL	Solarium	56142	36x12		432	55.00		23,760
PATO	SLAB PORCH - OPEN	130039	13x12		156	12.35		1,927





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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	10x12x0			120
	Qual	2	Cond 3	Year	Eff Age 1520	
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (4.68 x 120)		562			562	562