



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 21:53:47
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Assessment Data					Primary Image																																																																																																																				
Account 660029304 Parcel ID 000000-00-0-00507-002-0009 Cadastral ID 34-21-14-01540 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 320535 MILLER, CHAD M & JESSICA P 7458 N 147TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07458 N 147TH E AVE Subdivision MEADOWS THE Lot/Block 0009 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1212 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.26226738 -95.80908614																																																																																																																									
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Lot Data	Square-Foot - NBHD 1212 #1	Primary Image
Lot Size Lot Count Units Buildable 14000 Non-Ag Acres 0.8872 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 38,647.00 x 2.70 = 104,347 Factor Value Adjustments 1.0000 Lot Value 104,347		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,481 / 1,481
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,481
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	615 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1979 / 35

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 171,601 115.87 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 2 Indicated Value 208,080 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.37	Total Misc Impr	+ 16,406	Roofing Adj	+ 4.53	Garage Cost	+ 16,138
Subfloor Adj	+ -1.17	Total RCN	= 226,126	Heat/Cool Adj	+ 11.47	Depreciation (44%)	- 99,495
Plumbing Adj	+ 9.51	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 126,631
Adj Base Cost	= 130.71	Lot Value	+ 104,347	Total Area	x 1,481	Indicated Value	= 230,978
		Value Per SqFt	155.96	Adjusted Cost	= 193,582		

Value Reconciliation
Selected Approach Cost Approach Improvements 126,631 Lot Value 104,347 Indicated Value 230,978 155.96 Per SqFt Agland Value Site Improvements Total Value 230,978 155.96 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
PATO	SLAB PORCH - OPEN	70032	16x8		128	10.61		1,358
PRCH	SLAB PORCH - COVERED	70033	140		140	23.80		3,332
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	70034	16x16		256	25.86		6,620



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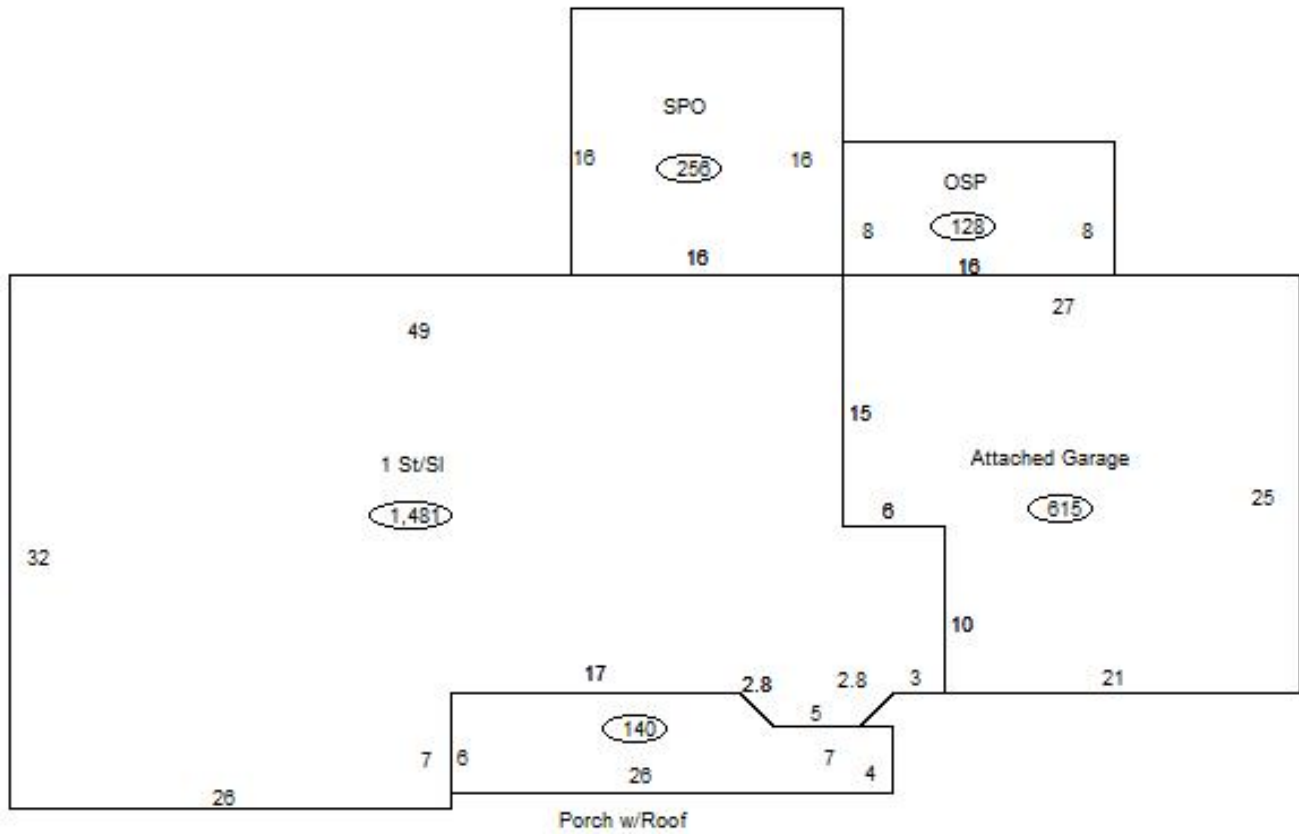
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,481	1.000	1,481
2	G	1		13	Attached Garage	615	1.000	615
3	M	PATO		13	Open Slab	128	1.000	128
4	M	PRCH		13	SLBC	140	1.000	140
5	M	EPKS		13	Screen Porch	256	1.000	256
Total Building Area						1,481		1,481



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (4.68 x)						