



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 660058577 Parcel ID 000000-00-0-00643-001-0001 Cadastral ID 13-21-14-03300 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 262178 HUDSON, RALPH E & CONNIE K 17713 E 104TH PL N OWASSO OK 74055-0000																																																																																																																									
Parcel Location Situs 17713 E 104 TH PL N Subdivision RANCH ACRES Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 13 / 21 / 14 / 5 Neighborhood 1014 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.30539954 -95.77588036 LOT 1 BLOCK 1 RANCH ACRES					Building Permits <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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 1014 #1		Primary Image	
Lot Size					
Lot Count					
Units Buildable	1				
Non-Ag Acres	1.0178				
Topography					
Street Access					
Utilities					
Amenities	LAND QUALITY	0	0		
Method	Square-Foot				
Base Lot Value	44,337.00 x 1.40 = 61,911				
Factor Value				GRM Approach	
Adjustments	1.0000			GRM Code	
Lot Value	61,911			Gross Rent	0.00
Residential Data				Indicated Value	
Type	1 Single Family Residence			Multiple Regression	
Condition	3 - Average			MRA Code	1 Test
Quality	3 - Average			Adusted R	0.8445
Architecture	R1 Res Nbhd 1			Indicated Value	243,552 121.11 Per SqFt
Style	100% One Story			Direct Comparables	
Exterior Wall	100% Veneer, Masonry			Selection Model	A Adam Test
Base/Total Area	2,011 / 2,011			Adjustment Model	1 2022 Residential
Style	100% One Story			Comparables	8
HVAC	100% Warmed & Cooled Air			Indicated Value	295,790 Per SqFt
Roof Cover	1 Composition Shingle			Value Reconciliation	
Area on Slab	2,011			Selected Approach	Cost Approach
Fixture/RghIn	14 /			Improvements	209,183
Bed/F/H Bath	3 / 2.5 /			Lot Value	61,911
Basement Area				Indicated Value	271,094 134.81 Per SqFt
Garage Type	440 Attached Garage - Unfinished			Agland Value	
Remodel				Site Improvements	13,817
Year/Eff Age	1995 / 23			Total Value	284,911 141.68 Total Value Per SqFt
Cost Approach		Manual : 01/2025			
Base Cost	107.36	Total Misc Impr	+	10,160	
Roofing Adj	+ 4.69	Garage Cost	+	14,498	
Subfloor Adj	+ -2.19	Total RCN	=	290,532	
Heat/Cool Adj	+ 12.64	Depreciation (28%)	-	81,349	
Plumbing Adj	+ 9.71	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	209,183	
Adj Base Cost	= 132.21	Lot Value	+	61,911	
Total Area	x 2,011	Indicated Value	=	271,094	
Adjusted Cost	= 265,874	Value Per SqFt		134.81	

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	79498	210		210	26.27	5,517
PRCH	SLAB PORCH - COVERED	79499	176		176	26.38	4,643



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	GRDT	GARAGE - DETACHED	24x24x0			576	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (28.22 x 576)		16,255		16,255	2,438	13,817
	STF	STG FAIR	12x12x0			144	
	Qual	2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 144)		674		674	674	
	STF	STG FAIR	8x12x0			96	
	Qual	2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 96)		449		449	449	