



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:07:15
Page 1

Assessment Data					Primary Image																																																	
Account 660074340 Parcel ID 000000-00-0-00550-004-0001 Cadastral ID 31-21-15-03300 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 320102 HUNDLEY, SCHUYLER & RAEDEANA TRUST 19725 E 72ND ST N OWASSO OK 74055-0000 Parcel Location Situs 19725 E 72ND ST N Subdivision OAKRIDGE AT COOPER RANCH Lot/Block 0001 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 31 / 21 / 15 / 5 Neighborhood 1175 - R-V01-SW CLAREMORE School District S021 - OWASSO SCHOOLS																																																						
Legal Description Lat/Long: 36.25802008 -95.75266479																																																						
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>8408</td> <td>R12-NEW POOL</td> <td>12/2010</td> <td>05/2011</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	8408	R12-NEW POOL	12/2010	05/2011																																				
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Parcel Valuation																																																						
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax																																													
Remove Cap	2017	Land Value	141,567	61,896	11%	6,809	Assessed	48,851	5,302.19																																													
Year Frozen	0	Improvements	445,914	382,197		42,042	Penalty	0																																														
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-97.00																																													
TIF Project ID	0	Total Value	587,481	444,093		48,851	Total Taxable	47,851	5,205.00																																													
Assessment History																																																						
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																													
2025	2025-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	571,833	1000	46,428	5,050.00																																													
2024	2024-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	569,851	1000	45,046	4,986.00																																													
2023	2023-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	416,917	1000	43,705	4,734.00																																													
2022	2022-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	394,572	1000	42,403	4,774.00																																													
2021	2021-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	393,525	0	43,288	4,806.00																																													
2020	2020-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	390,565	0	42,962	4,763.00																																													
2019	2019-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	380,163	0	41,818	4,640.00																																													
2018	2018-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	390,839	0	42,992	4,616.00																																													
2017	2017-660074340	HUNDLEY, SCHUYLER & RAEDEANA			7	386,896	0	42,559	4,611.00																																													
2016	2016-660074340	WADDELL, KATHY M & JOSHUA			7	409,507	1000	43,965	4,781.00																																													
2015	2015-660074340	WADDELL, KATHY M & JOSHUA			7	396,868	1000	42,655	4,668.00																																													
2014	2014-660074340	WADDELL, KATHY M & JOSHUA			7	385,516	0	41,375	4,551.00																																													
2013	2013-660074340	WARREN, CALVIN R & REBECCA J			7	363,439	1000	38,405	4,161.00																																													



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Date 04/16/2026
Time 23:07:15
Page 2

Lot Data	Square-Foot - NBHD 1175 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.2187	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	53,087.00 x 2.67 = 141,567	
Factor Value		
Adjustments	1.0000	
Lot Value	141,567	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	3,282 / 3,282
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,282
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.5 /
Basement Area	
Garage Type	670 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2002 / 18

Cost Approach		Manual : 01/2025	
Base Cost	113.19	Total Misc Impr	+ 26,290
Roofing Adj	+ 5.95	Garage Cost	+ 32,776
Subfloor Adj	+ -4.29	Total RCN	= 519,892
Heat/Cool Adj	+ 17.38	Depreciation (20%)	- 103,978
Plumbing Adj	+ 8.18	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 415,914
Adj Base Cost	= 140.41	Lot Value	+ 141,567
Total Area	x 3,282	Indicated Value	= 557,481
Adjusted Cost	= 460,826	Value Per SqFt	169.86



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	503,271	153.34	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	514,540		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	415,914		
Lot Value	141,567		
Indicated Value	557,481	169.86	Per SqFt
Agland Value			
Site Improvements	30,000		
Total Value	587,481	179.00	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	7,721.18		7,721
PRCH	SLAB PORCH - COVERED	88006	12x4		48	36.51		1,752
PRCH	SLAB PORCH - COVERED	88007	13x12		156	35.95		5,608
EPKS	ENCLOSED PORCH - KNEEWALL SCREEN	88008	20x12		240	39.22		9,413
PATO	SLAB PORCH - OPEN	140179	12x10		120	14.97		1,796

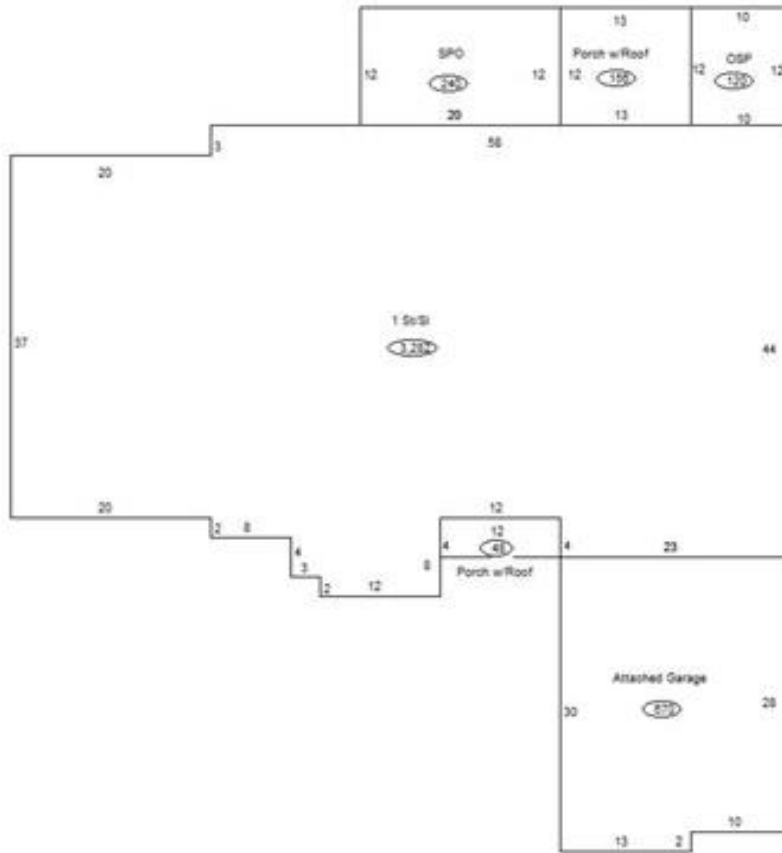


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Date 04/16/2026
 Time 23:07:15
 Page 3

Sketch Image

660074340



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	G	1		13	Attached Garage	670	1.000	670
2	M	PRCH		13	SLBC	48	1.000	48
3	M	PRCH		13	SLBC	156	1.000	156
4	M	EPKS		13	Screen Porch	240	1.000	240
5	R	1	Slab	13	1 St/SI	3,282	1.000	3,282
6	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						3,282		3,282



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Time 23:07:16
Page 4

660074340

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	3	Cond 3	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000	30,000		30,000