



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 660074956 Parcel ID 000000-00-0-21628-001-0088 Cadastral ID 22-21-14-04030 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 339169 WILLIAMS, CHANCE ROBERT 8915 N 151ST E AVE OWASSO OK 74055-0000 Parcel Location Situs 08915 N 151ST E AVE Subdivision PRESTON LAKES Lot/Block 0088 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 22 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.28347086 -95.80545167																																																																																																																									
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.1674		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	7,290.00 x 5.30 = 38,637		
Factor Value			
Adjustments	1.3373		
Lot Value	51,669		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-23\ 8/23/2022

Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Vinyl
Base/Total Area	1,295 / 1,295
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,295
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	2002 / 21

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	167,963 129.70 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	212,070 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	130,127
Lot Value	51,669
Indicated Value	181,796 140.38 Per SqFt
Agland Value	
Site Improvements	
Total Value	181,796 140.38 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	101.45	Total Misc Impr	+ 1,445
Roofing Adj	+ 4.56	Garage Cost	+ 12,100
Subfloor Adj	+ -1.16	Total RCN	= 178,256
Heat/Cool Adj	+ 11.47	Depreciation (27%)	- 48,129
Plumbing Adj	+ 10.87	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 130,127
Adj Base Cost	= 127.19	Lot Value	+ 51,669
Total Area	x 1,295	Indicated Value	= 181,796
Adjusted Cost	= 164,711	Value Per SqFt	140.38

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	89848	15x4		60	24.08		1,445



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Sketch Image

660074956



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,295	1.000	1,295
2	G	1		13	Attached Garage	420	1.000	420
3	M	PRCH		13	SLBC	60	1.000	60
Total Building Area						1,295		1,295