



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 06:55:13
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660081568 Parcel ID 000000-00-0-00826-002-0026 Cadastral ID 25-21-14-02840 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 304617 WASINGER, ALFRED B & TERRI K REVOCABLE LIVING TRUST 19082 E 79TH ST N OWASSO OK 74055-0000 Parcel Location Situs 19082 79TH ST Subdivision TIMBER GATE Lot/Block 0026 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 25 / 21 / 14 / 5 Neighborhood 1075 - R-V01-NW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.26801697 -95.76028750																																																																																																																									
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Page 2

Lot Data	Square-Foot - NBHD 1075 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	1.4679	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	63,942.00 x 1.40 = 89,339	
Factor Value		
Adjustments	1.0000	
Lot Value	89,339	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,367 / 3,388
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,367
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	825 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2008 / 14



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-11\ 8/11/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	424,144	125.19	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	515,880 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	95.91	Total Misc Impr	+ 22,456				
Roofing Adj	+ 3.63	Garage Cost	+ 30,698				
Subfloor Adj	+ -2.38	Total RCN	= 453,751				
Heat/Cool Adj	+ 14.47	Depreciation (14%)	- 63,525				
Plumbing Adj	+ 6.61	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 390,226				
Adj Base Cost	= 118.24	Lot Value	+ 89,339				
Total Area	x 3,388	Indicated Value	= 479,565				
Adjusted Cost	= 400,597	Value Per SqFt	141.55				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	390,226		
Lot Value	89,339		
Indicated Value	479,565	141.55	Per SqFt
Agland Value			
Site Improvements			
Total Value	479,565	141.55	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	6,429.63		6,430
PRCH	SLAB PORCH - COVERED	98859	30x10		300	28.47		8,541
PATO	SLAB PORCH - OPEN	98860	30x9		270	10.56		2,851
PRCH	SLAB PORCH - COVERED	98861	160		160	28.96		4,634



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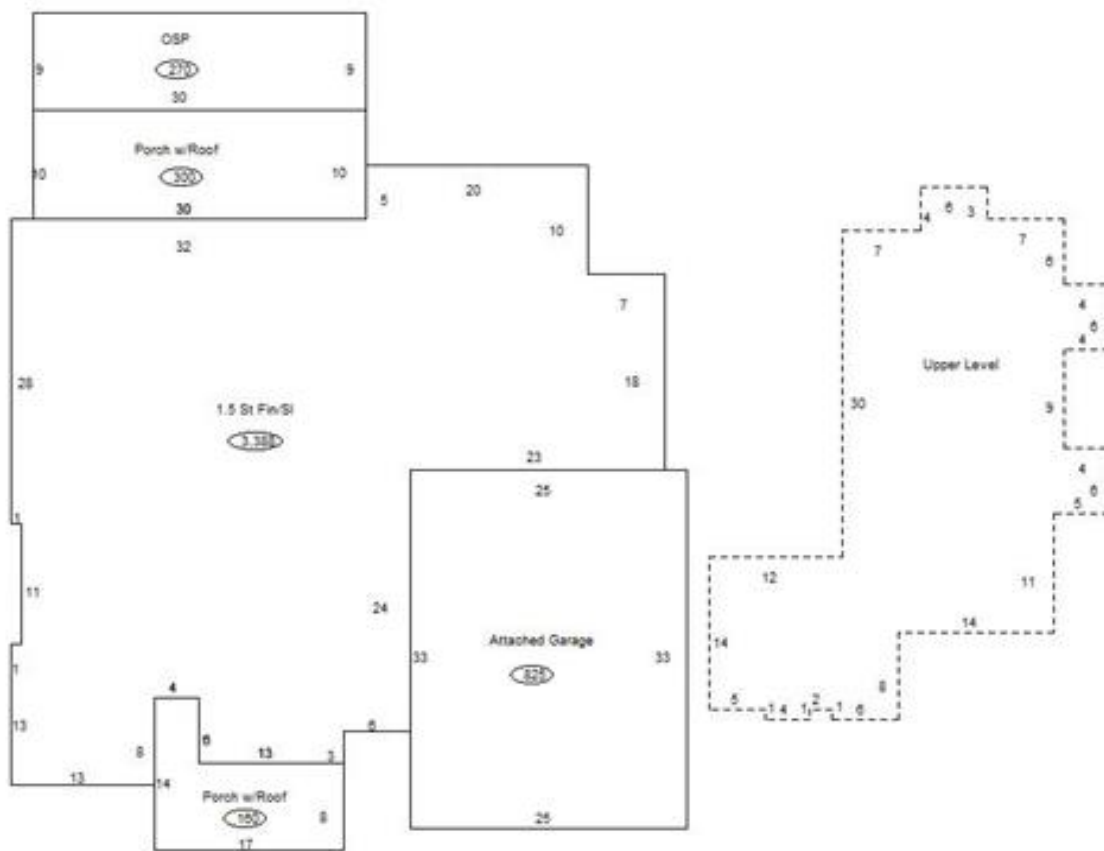
Date 04/18/2026

Time 06:55:13

Page 3

Sketch Image

660081568



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,367	1.431	3,388
2	G	1		13	Attached Garage	825	1.000	825
3	M	PRCH		13	SLBC	300	1.000	300
4	M	PATO		13	Open Slab	270	1.000	270
5	M	PRCH		13	SLBC	160	1.000	160
6	U	^UL	Overhang	13	Upper Level	1,021	1.000	1,021
Total Building Area						2,367		3,388