



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 07:22:05
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660090229 Parcel ID 000000-00-0-00731-003-0002 Cadastral ID 36-21-14-01280 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 344232 BURKE, RANDALL D & ELAINE A 7136 N KINGBIRD CT OWASSO OK 74055-0000 Parcel Location Situs 07136 N KINGBIRD CT Subdivision SETTLERS CREEK AT STONE CANYON Lot/Block 0002 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 21 / 14 / 5 Neighborhood 1041 - R-V01,4-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.25801743 -95.76014735 LOT 2 BLOCK 3 SETTLERS CREEK AT STONE CANYON																																																																																																																									
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Lot Data		Square-Foot - NBHD 1041 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	1.1238		
Topography			
Street Access			
Utilities			
Amenities	LOT TYPE		0
	GATED		0
Method	Square-Foot		
Base Lot Value	48,955.00 x 3.98 = 194,597		
Factor Value			
Adjustments	1.1622		
Lot Value	226,164		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-6-15\ 6/15/2022

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5 - Very Good
Architecture	R1 Res Nbhd 1
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,990 / 3,475
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,990
Fixture/RghIn	19 /
Bed/F/H Bath	5 / 4.5 /
Basement Area	
Garage Type	838 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2012 / 11

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	687,716	197.90	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	672,950		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	110.24	Total Misc Impr	+ 18,843				
Roofing Adj	+ 3.93	Garage Cost	+ 43,082				
Subfloor Adj	+ -2.65	Total RCN	= 551,831				
Heat/Cool Adj	+ 18.45	Depreciation (13%)	- 71,738				
Plumbing Adj	+ 11.01	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 480,093				
Adj Base Cost	= 140.98	Lot Value	+ 226,164				
Total Area	x 3,475	Indicated Value	= 706,257				
Adjusted Cost	= 489,906	Value Per SqFt	203.24				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	480,093		
Lot Value	226,164		
Indicated Value	706,257	203.24	Per SqFt
Agland Value			
Site Improvements			
Total Value	706,257	203.24	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	8,198.48		8,198
PRCH	SLAB PORCH - COVERED	114982	14x9		126	36.80		4,637
PATO	SLAB PORCH - OPEN	114983	21x12		252	13.54		3,412
PRCH	SLAB PORCH - COVERED	114984	10x7		70	37.09		2,596



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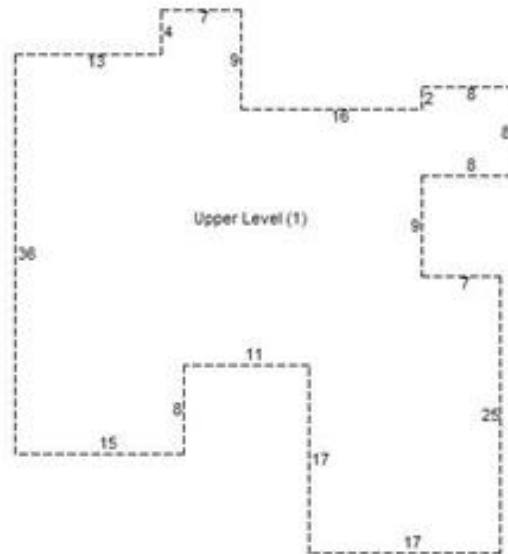
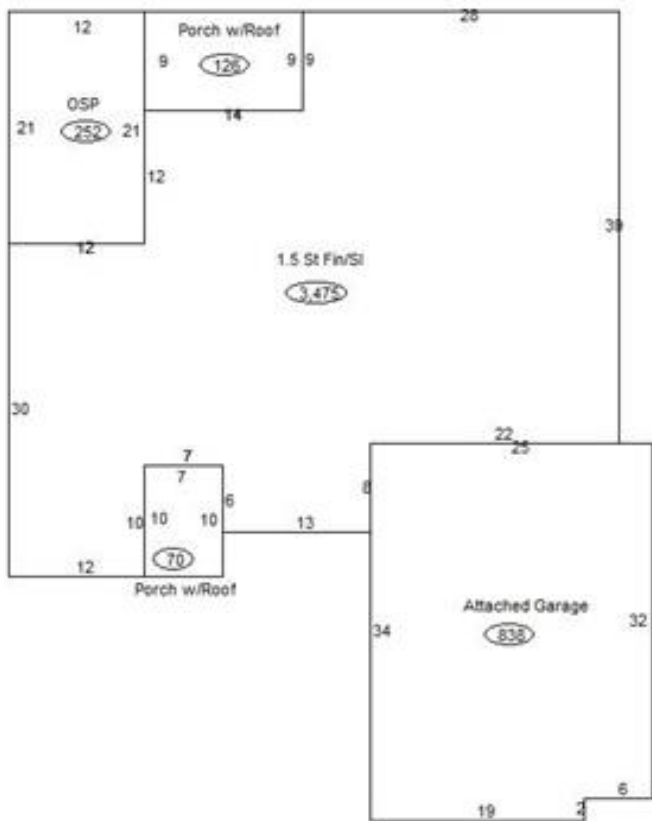
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Sketch Image

660090229



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/Sl	1,990	1.746	3,475
2	M	PRCH		13	SLBC	126	1.000	126
3	M	PATO		13	Open Slab	252	1.000	252
4	M	PRCH		13	SLBC	70	1.000	70
5	G	1		13	Attached Garage	838	1.000	838
6	U	^UL		13	Upper Level (1)	1,485	1.000	1,485
Total Building Area						1,990		3,475