



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 06:41:34  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660092777 <b>Parcel ID</b> 000000-00-0-00065-004-0006 <b>Cadastral ID</b> 02-20-14-00370 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 309676 LAMB, KATHLEEN ANN REVOCABLE TRUST  17593 ANTHEM RIDGE RD OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 17593 E ANTHEM RIDGE RD <b>Subdivision</b> BLUFFS AT STONE CANYON (THE) <b>Lot/Block</b> 0006 / 0004 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 2 / 20 / 14 / 5 <b>Neighborhood</b> 1218 - R-V01-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>660092777_006.JPG 9/18/2025</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.23966620 -95.78083074 LOT 6 BLOCK 4 THE BLUFFS AT STONE CANYON																																																																																																																									
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Lot Data	Square-Foot - NBHD 1918 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.8266	
Topography		
Street Access		
Utilities		
Amenities	GATE/BLUFFS	
	0	
	0	
Method	Square-Foot	
Base Lot Value	36,007.00 x 7.00 = 252,049	
Factor Value		
Adjustments	1.0000	
Lot Value	252,049	

Residential Data	
Type	1 Single Family Residence
Condition	6 - Excellent
Quality	5.5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Stone
Base/Total Area	2,840 / 4,288
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,840
Fixture/RghIn	17 /
Bed/F/H Bath	3 / 4.0 /
Basement Area	
Garage Type	1,018 Attached Garage - Finished 4 Stalls
Remodel	
Year/Eff Age	2014 / 9



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	774,351	180.59	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	1,205,110		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	118.16	Total Misc Impr	+	86,774			
Roofing Adj	+ 4.66	Garage Cost	+	83,313			
Subfloor Adj	+ -4.34	Total RCN	=	801,752			
Heat/Cool Adj	+ 20.10	Depreciation ( 7%)	-	56,123			
Plumbing Adj	+ 8.73	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	745,629			
Adj Base Cost	= 147.31	Lot Value	+	252,049			
Total Area	x 4,288	Indicated Value	=	997,678			
Adjusted Cost	= 631,665	Value Per SqFt		232.67			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	745,629		
Lot Value	252,049		
Indicated Value	997,678	232.67	Per SqFt
Agland Value			
Site Improvements	35,194		
Total Value	1,032,872	240.88	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	8,928.49		17,857
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PRCH	SLAB PORCH - COVERED	122401	688		688	42.55		29,274
PRCH	SLAB PORCH - COVERED	122402	139		139	45.22		6,286
PATO	SLAB PORCH - OPEN	149603	26x12		312	13.12		4,093
PATO	SLAB PORCH - OPEN	149604	11x4		44	17.04		750
PATO	SLAB PORCH - OPEN	149605	26x10		260	14.16		3,682
BALS	Balcony - Steel/Concrete	173563	12x9		108	64.58		6,975



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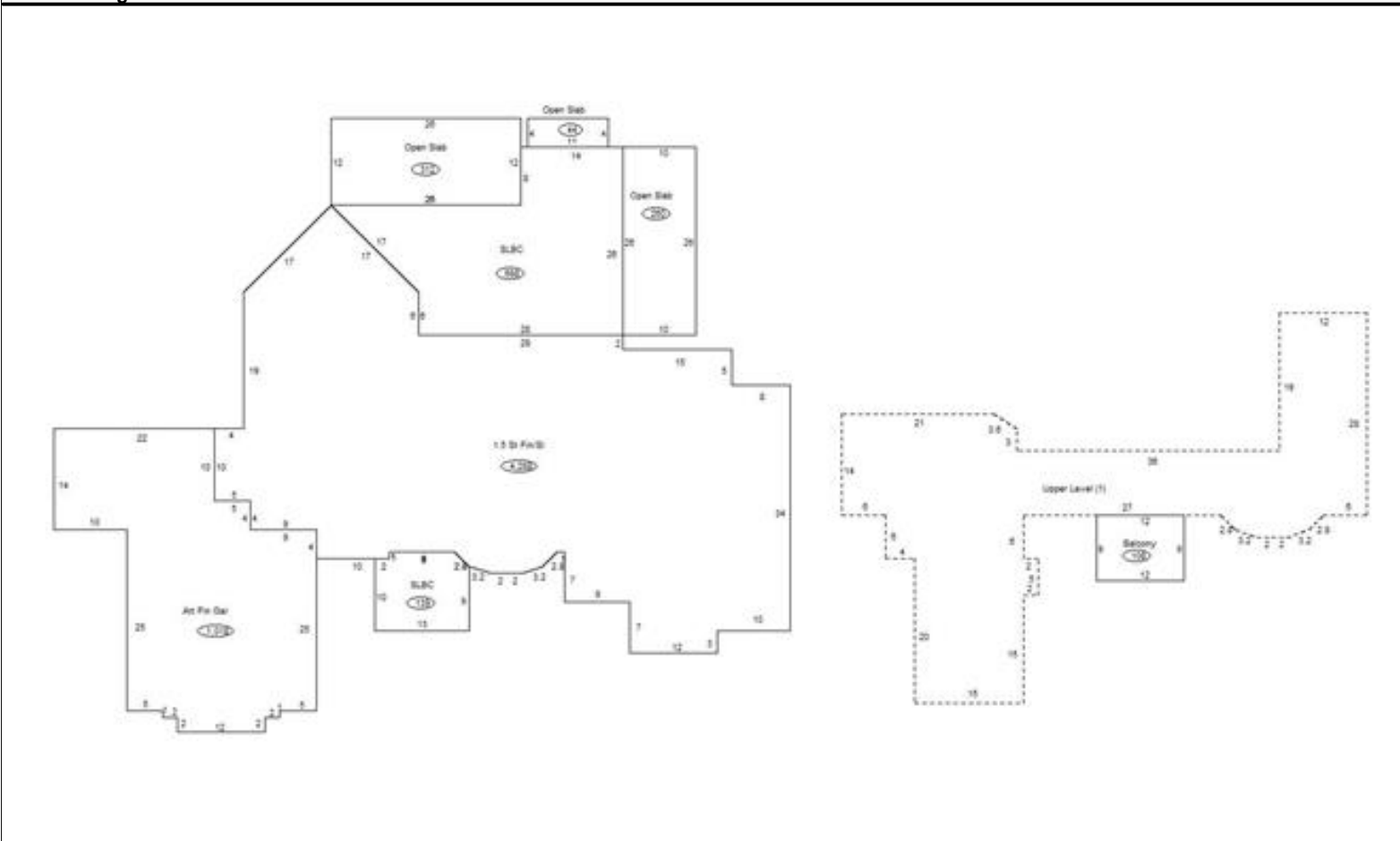
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### Sketch Image

660092777



### 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	2,840	1.510	4,288
2	U	^UL		13	Upper Level (1)	1,448	1.000	1,448
3	G	5		13	Att Fin Gar	1,018	1.000	1,018
4	M	PRCH		13	SLBC	688	1.000	688
5	M	PRCH		13	SLBC	139	1.000	139
6	M	PATO		13	Open Slab	312	1.000	312
7	M	PATO		13	Open Slab	44	1.000	44
8	M	PATO		13	Open Slab	260	1.000	260
9	M	BALS		13	Balcony	108	1.000	108
<b>Total Building Area</b>						<b>2,840</b>		<b>4,288</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PATC	Patio - Covered 3 OPEN SIDES	20x16x10	Concrete	Composition Shingle	320
	Qual	5	Cond 5	Year 2021	Eff Age 2	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (26.51 x 320)		8,483	8,483	848	7,635
	PATO	SLAB PORCH - OPEN	17x12x0			192
	Qual	0	Cond	Year 2021	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.63 x 192)		2,041	2,041		2,041
	GZBO	Gazebo	16x18x8	Concrete	Composition Shingle	288
	Qual	4	Cond 4	Year 2021	Eff Age 3	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (15% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (37.87 x 288)		10,907	10,907	1,636	9,271
	SPLG	Swimming Pool - In Ground GUNITE	0x0x0	Concrete		572
	Qual	3	Cond 3	Year 2015	Eff Age 8	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (44% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (50.72 x 572)		29,012	29,012	12,765	16,247