



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:20:35
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660092908 Parcel ID 000000-00-0-00454-007-0007 Cadastral ID 10-21-14-05150 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 332689 WEST, MARIAH JO & KINCAID ALAN 15100 E 109TH PL N OWASSO OK 74055-0000 Parcel Location Situs 15100 E 109TH PL N Subdivision LAKE VALLEY IV Lot/Block 0007 / 0007 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-8-10\IMG_001: 8/10/2022</p>																																																																																																																				
Legal Description Lot/Long: 36.31250710 -95.80538270 LOT 7 BLOCK 7 LAKE VALLEY IV																																																																																																																									
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Lot Data	Square-Foot - NBHD 1059 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.1486	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	6,472.00 x 5.30 = 34,302	
Factor Value		
Adjustments	1.0000	
Lot Value	34,302	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Wood
Base/Total Area	1,387 / 1,387
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,387
Fixture/RghIn	18 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2011 / 11



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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	202,051	145.67	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	215,040		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	189,556		
Lot Value	34,302		
Indicated Value	223,858	161.40	Per SqFt
Agland Value			
Site Improvements			
Total Value	223,858	161.40	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.26	Total Misc Impr	+	3,153			
Roofing Adj	+ 5.08	Garage Cost	+	13,584			
Subfloor Adj	+ -2.43	Total RCN	=	212,984			
Heat/Cool Adj	+ 12.64	Depreciation (11%)	-	23,428			
Plumbing Adj	+ 17.94	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	189,556			
Adj Base Cost	= 141.49	Lot Value	+	34,302			
Total Area	x 1,387	Indicated Value	=	223,858			
Adjusted Cost	= 196,247	Value Per SqFt		161.40			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	112205	13x6		78	26.68		2,081
PRCH	SLAB PORCH - COVERED	112207	10x4		40	26.80		1,072



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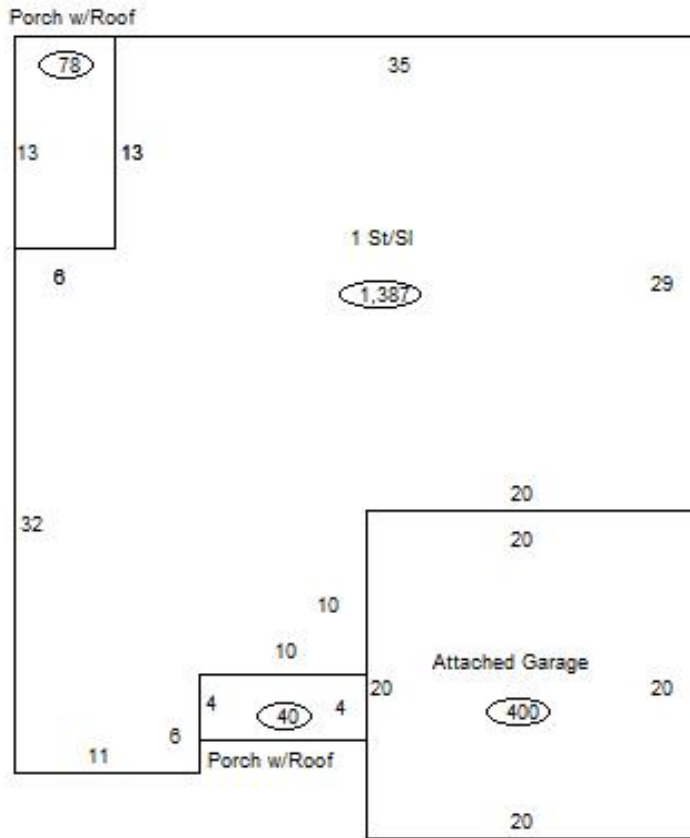
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Sketch Image

660092908



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,387	1.000	1,387
2	M	PRCH		13	SLBC	78	1.000	78
3	G	1		13	Attached Garage	400	1.000	400
4	M	PRCH		13	SLBC	40	1.000	40
Total Building Area						1,387		1,387