



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 660094446 Parcel ID 21N14E-23-1-00000-000-0001 Cadastral ID 23-21-14-00610 Property Type REAL - Real Property Property Class RA VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 307449 DAVIS, JEFFERSON & ANGELA FARRAR 9122 N 177TH E AVE OWASSO OK 74055-8318																																																																																																																									
Parcel Location Situs 09122 N 177TH E AVE Subdivision Lot/Block / Parcel Size 11 - Acres Sec/Twn/Rng 23 / 21 / 14 / 1 Neighborhood 6110 - UNPLATTED School District S021 - OWASSO SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.28623481 -95.77861218					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>P21 000038</td> <td>R23- NEW POOL</td> <td>05/2021</td> <td>03/2022</td> <td>70,000</td> </tr> <tr> <td>R2013 08 30</td> <td>R15-NEW 4000 SQ FT SFR</td> <td>08/2013</td> <td>05/2014</td> <td>522,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	P21 000038	R23- NEW POOL	05/2021	03/2022	70,000	R2013 08 30	R15-NEW 4000 SQ FT SFR	08/2013	05/2014	522,000																																																																																																	
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Lot Data	Square-Foot - UNPLATTED (ACRES) AG LAND	Primary Image
Lot Size		<p style="text-align: right; color: orange;">08/19/2022 11:20</p>
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	20% Frame, Siding, Wood 80% Veneer, Masonry
Base/Total Area	4,275 / 4,275
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	4,275
Fixture/RghIn	22 /
Bed/F/H Bath	5 / 5.0 /
Basement Area	
Garage Type	1,050 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2014 / 9



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-19\ 8/19/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	103.03	Total Misc Impr	+ 41,080	Roofing Adj	+ 5.42	Garage Cost	+ 47,691
Subfloor Adj	+ -4.17	Total RCN	= 643,281	Heat/Cool Adj	+ 16.31	Depreciation (9%)	- 57,895
Plumbing Adj	+ 9.12	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 585,386
Adj Base Cost	= 129.71	Lot Value	+ 585,386	Total Area	x 4,275	Indicated Value	= 585,386
Adjusted Cost	= 554,510	Value Per SqFt	136.93				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	585,386		
Lot Value			
Indicated Value	585,386	136.93	Per SqFt
Agland Value	2,059		
Site Improvements	27,000		
Total Value	614,445	143.73	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	121430	8x8		64	32.99		2,111
PRCH	SLAB PORCH - COVERED	121431	23x13		299	31.94		9,550
PATO	SLAB PORCH - OPEN	121432	23x17		391	10.82		4,231
PRCH	SLAB PORCH - COVERED	121433	20x17		340	31.81		10,815
PRCH	SLAB PORCH - COVERED	121434	457		457	31.45		14,373



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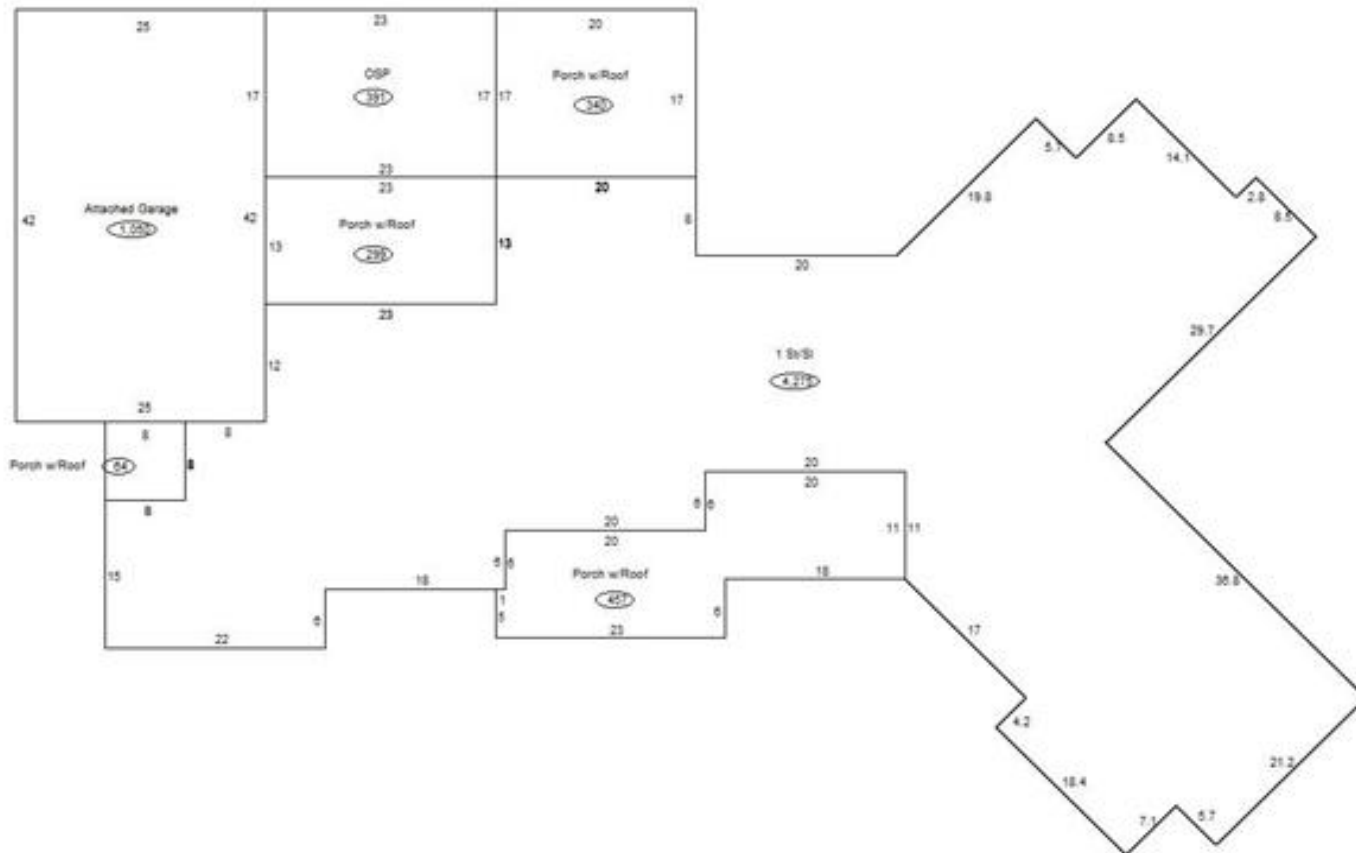
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	4,275	1.000	4,275
2	G	1		13	Attached Garage	1,050	1.000	1,050
3	M	PRCH		13	SLBC	64	1.000	64
4	M	PRCH		13	SLBC	299	1.000	299
5	M	PATO		13	Open Slab	391	1.000	391
6	M	PRCH		13	SLBC	340	1.000	340
7	M	PRCH		13	SLBC	457	1.000	457
Total Building Area						4,275		4,275



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	4	Cond 4	Year 2022	Eff Age 2	
				0		
		Valuation Summary	Modifier Total	RCN	Depr (10% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000	30,000	3,000	27,000
	STF	STG FAIR	12x14x0			168
	Qual	2	Cond 3	Year	Eff Age 1520	
			Valuation Summary	Modifier Total	RCN	Depr (100% Phys/ % Func)
		Base Cost (4.68 x 168)	786	786	786	



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
SUB	SUMMIT SILTY CLAY LOAM 1-	NTV PST	78			11.000	187	187	2,059	2,059
NTV PST Totals						11.000			2,059	2,059
Total Agland						11.000			2,059	2,059