



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 08:26:09  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660094956 <b>Parcel ID</b> 000000-00-0-00844-001-0002 <b>Cadastral ID</b> 01-20-14-00510 <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> 308241 PATTERSON, MARC & SHELLEY  18927 E TWIN CREEKS DR OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 18927 E TWIN CREEKS DR <b>Subdivision</b> TWIN CREEKS I AT STONE CANYON <b>Lot/Block</b> 0002 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 14 / 5 <b>Neighborhood</b> 1039 - R-V04, SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.24923818 -95.76291881 TWIN CREEKS I @ STONE CANYON BLOCK 1 LOT 2																																																																																																																									
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Lot Data	Square-Foot - NBHD 1039 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.631	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	27,488.00 x 4.77 = 131,222	
Factor Value		
Adjustments	1.0000	
Lot Value	131,222	

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,499 / 2,985
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,499
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	866 Attached Garage - Finished
Remodel	
Year/Eff Age	2012 / 6

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-15\IMG\_0071 7/15/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	436,272	146.15	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	514,430		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	434,060		
Lot Value	131,222		
Indicated Value	565,282	189.37	Per SqFt
Agland Value			
Site Improvements			
Total Value	565,282	189.37	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	102.32	Total Misc Impr	+	30,133			
Roofing Adj	+ 4.86	Garage Cost	+	49,284			
Subfloor Adj	+ -3.84	Total RCN	=	461,766			
Heat/Cool Adj	+ 16.31	Depreciation ( 6%)	-	27,706			
Plumbing Adj	+ 8.44	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	434,060			
Adj Base Cost	= 128.09	Lot Value	+	131,222			
Total Area	x 2,985	Indicated Value	=	565,282			
Adjusted Cost	= 382,349	Value Per SqFt		189.37			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	7,243.87		14,488
PRCH	SLAB PORCH - COVERED	116101	102		102	32.87		3,353
PRCH	SLAB PORCH - COVERED	116102	288		288	31.98		9,210
PATO	SLAB PORCH - OPEN	116103	32x8		256	12.04		3,082



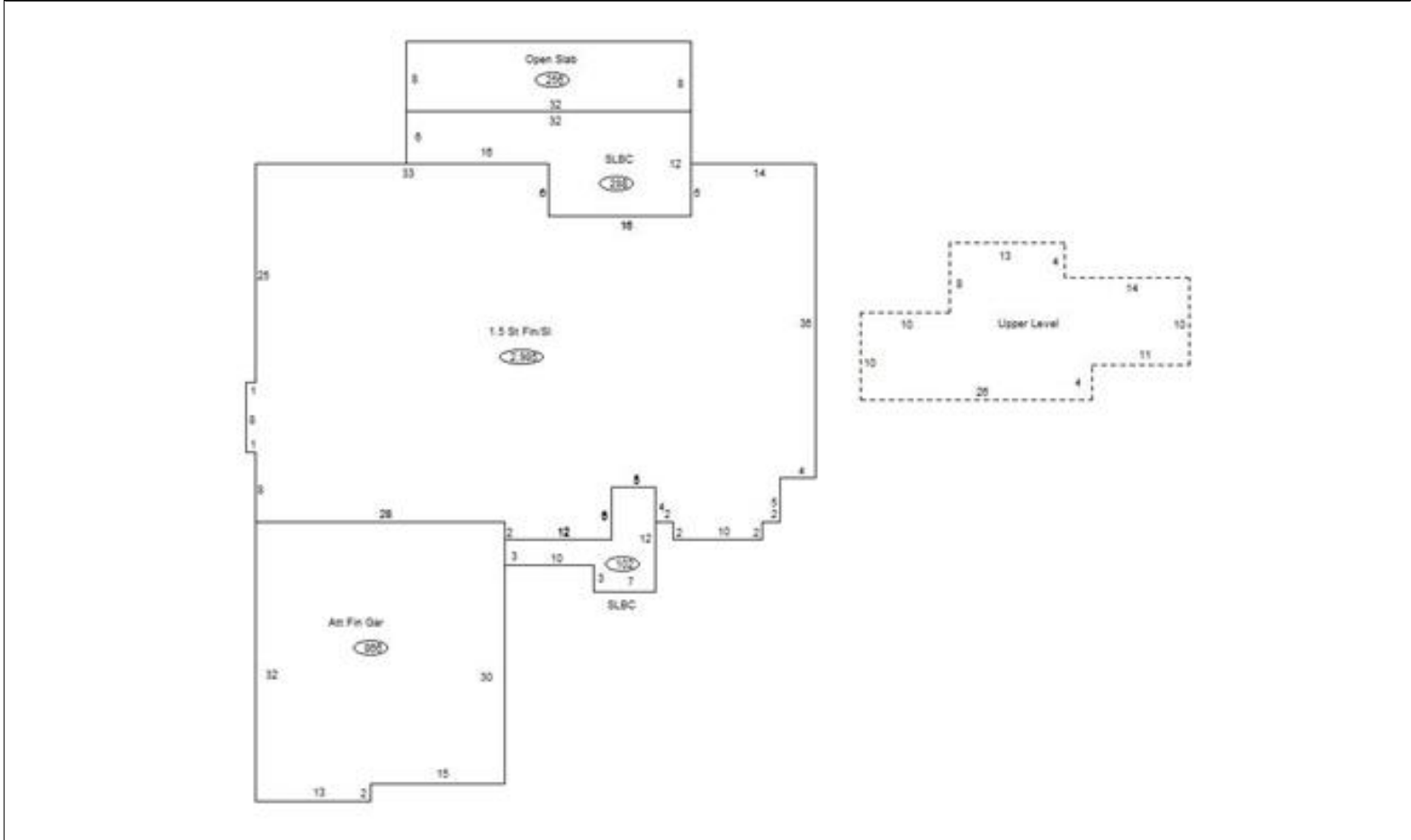
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Sketch Image

660094956



**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	2,499	1.194	2,985
2	U	^UL		13	Upper Level	486	1.000	486
3	G	5		13	Att Fin Gar	866	1.000	866
4	M	PRCH		13	SLBC	102	1.000	102
5	M	PRCH		13	SLBC	288	1.000	288
6	M	PATO		13	Open Slab	256	1.000	256
<b>Total Building Area</b>						<b>2,499</b>		<b>2,985</b>