



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:27:12
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660095009 Parcel ID 000000-00-0-00334-001-0007 Cadastral ID 36-21-14-02660 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 346220 STELLING, DONALD EDWARD JR & LINDSEY RUTH 7040 N SCISSORTAIL CT OWASSO OK 74055-0000 Parcel Location Situs 07040 N SCISSORTAIL CT Subdivision GREYSTONE III AT STONE CANYON Lot/Block 0007 / 0001 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 Lat/Long: 36.25481029 -95.77038683 GREYSTONE III AT STONE CANYON LOT 7 BLOCK 1.																																																																																																																									
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 Time 08:27:12
 Page 2

Lot Data		Square-Foot - NBHD 1041 #1
Lot Size		
Lot Count	1	
Units Buildable		
Non-Ag Acres	1.2322	
Topography		
Street Access		
Utilities		
Amenities	LOT TYPE	0
	GATED	0
Method	Square-Foot	
Base Lot Value	53,676.00 x 3.83 = 205,455	
Factor Value		
Adjustments	1.4406	
Lot Value	295,978	



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-6-21\ 6/21/2022

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	6 - Excellent
Architecture	R1 Res Nbhd 1
Style	100% 1 1/2 Story Finished
Exterior Wall	10% Veneer, Stone 90% Frame, Stucco
Base/Total Area	3,656 / 6,321
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,656
Fixture/RghIn	22 /
Bed/F/H Bath	6 / 5.0 /
Basement Area	
Garage Type	816 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2014 / 9

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	1,258,315	199.07	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	1,270,690 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	113.80	Total Misc Impr	+ 35,679
Roofing Adj	+ 4.25	Garage Cost	+ 65,884
Subfloor Adj	+ -4.94	Total RCN	= 1,006,035
Heat/Cool Adj	+ 21.74	Depreciation (5%)	- 50,302
Plumbing Adj	+ 8.24	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 955,733
Adj Base Cost	= 143.09	Lot Value	+ 295,978
Total Area	x 6,321	Indicated Value	= 1,251,711
Adjusted Cost	= 904,472	Value Per SqFt	198.02

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	955,733		
Lot Value	295,978		
Indicated Value	1,251,711	198.02	Per SqFt
Agland Value			
Site Improvements	18,300		
Total Value	1,270,011	200.92	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2015	1	0.00		
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	9,658.49		9,658
PRCH	SLAB PORCH - COVERED	121942	520		520	44.19		22,979
PRCH	SLAB PORCH - COVERED	121943	13x5		65	46.80		3,042



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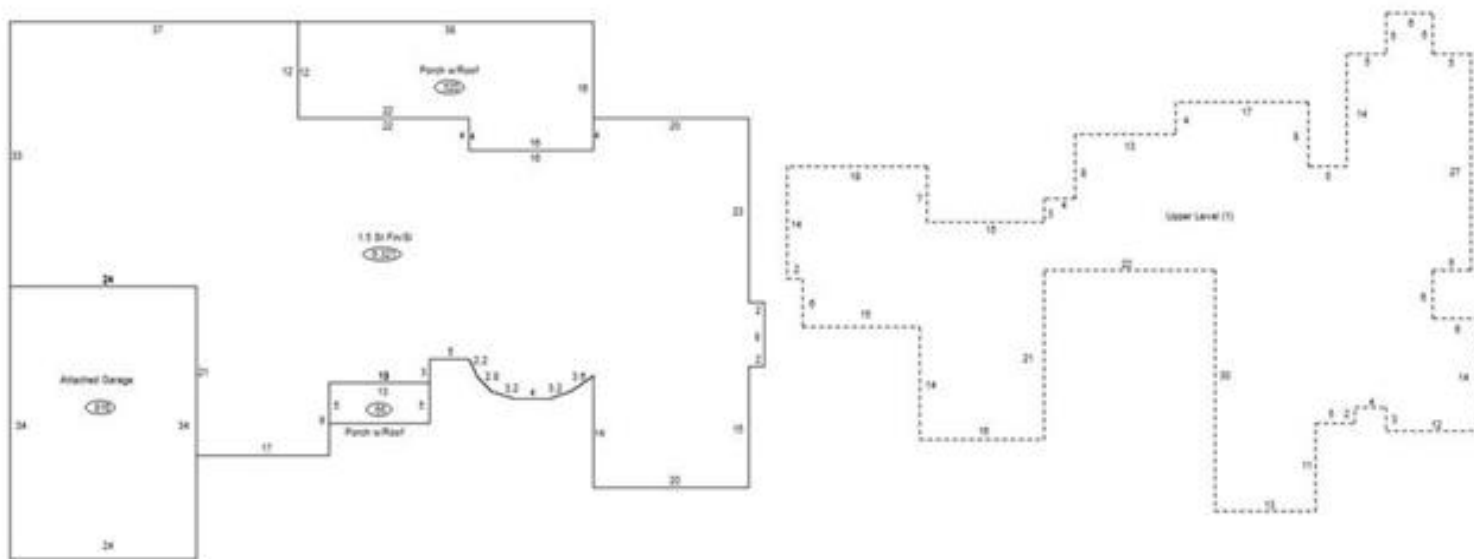
Date 04/18/2026

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Page 3

Sketch Image

660095009



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	3,656	1.729	6,321
2	U	^UL		13	Upper Level (1)	2,665	1.000	2,665
3	M	PRCH		13	SLBC	520	1.000	520
4	M	PRCH		13	SLBC	65	1.000	65
5	G	1		13	Attached Garage	816	1.000	816
Total Building Area						3,656		6,321



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 Page 4

660095009

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	4	Cond 4	Year 2014	Eff Age 7	
		Valuation Summary	Modifier Total	RCN	Depr (39% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000	30,000	11,700	18,300