



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:33:56
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Assessment Data					Primary Image																																																																																																												
Account 660095751 Parcel ID 000000-00-0-00847-001-0006 Cadastral ID 01-20-14-00820 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 337785 ZION, JAMES & REBECCA 19117 E REDBERRY RD OWASSO OK 74055-0000 Parcel Location Situs 19117 E REDBERRY RD Subdivision TWIN CREEKS III AT STONE CANYON Lot/Block 0006 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1039 - R-V04, SW OWASSO School District S021 - OWASSO SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-13\IMG_0001 7/13/2021</p>																																																																																																												
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Lot Data		Square-Foot - NBHD 1039 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5171		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	22,525.00 x 5.32 = 119,808		
Factor Value			
Adjustments	1.2335		
Lot Value	147,777		



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Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Veneer, Stone
Base/Total Area	2,867 / 3,874
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,867
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.5 /
Basement Area	
Garage Type	774 Attached Garage - Finished
Remodel	
Year/Eff Age	2015 / 5

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	615,845	158.97	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	679,240		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	110.33	Total Misc Impr	+ 25,465
Roofing Adj	+ 4.76	Garage Cost	+ 49,861
Subfloor Adj	+ -3.24	Total RCN	= 612,534
Heat/Cool Adj	+ 18.45	Depreciation (5%)	- 30,627
Plumbing Adj	+ 8.37	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 581,907
Adj Base Cost	= 138.67	Lot Value	+ 147,777
Total Area	x 3,874	Indicated Value	= 729,684
Adjusted Cost	= 537,208	Value Per SqFt	188.35

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	581,907		
Lot Value	147,777		
Indicated Value	729,684	188.35	Per SqFt
Agland Value			
Site Improvements			
Total Value	729,684	188.35	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	8,198.48		8,198
SHLT	STORM SHELTER	0		1	2015	0.00		
ODFP	Outdoor Fireplace/Firepit	0		1	1	5,778.25		5,778
PRCH	SLAB PORCH - COVERED	123833	154		154	36.61		5,638
PRCH	Porch	123834	16x10		160	36.57		5,851



Rogers

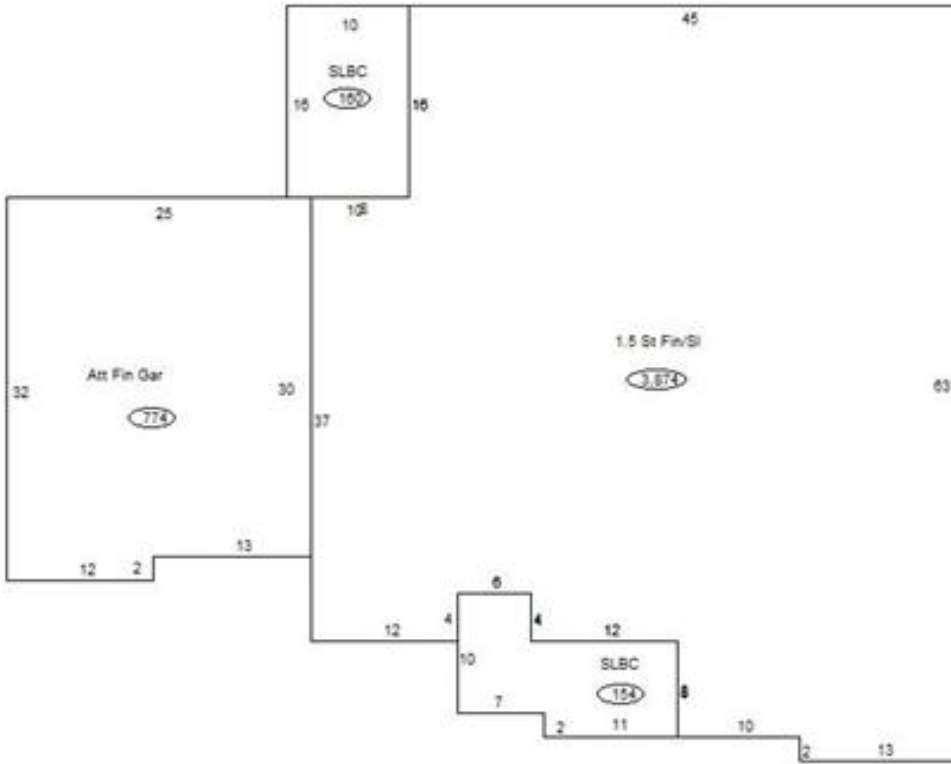
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Sketch Image

660095751



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/Sl	2,867	1.351	3,874
2	U	^UL		13	Upper Level (1)	1,007	1.000	1,007
3	G	5		13	Att Fin Gar	774	1.000	774
4	M	PRCH		13	SLBC	154	1.000	154
5	M	PRCH		13	SLBC	160	1.000	160
Total Building Area						2,867		3,874