



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 08:38:17
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Assessment Data					Primary Image																																																																																																												
Account 660095901 Parcel ID 000000-00-0-00673-001-0007 Cadastral ID 31-21-15-04610 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 320711 HOOK, STEPHEN BRADLEY & AMYE S 19419 W 70TH ST N OWASSO OK 74055-0000 Parcel Location Situs 19419 E 70TH ST N Subdivision RIDGE, THE Lot/Block 0007 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 31 / 21 / 15 / 5 Neighborhood 1074 - R-V01,3,4-SW OWASSO CATOOSA School District S021 - OWASSO SCHOOLS																																																																																																																	
Legal Description Lat/Long: 36.25590325 -95.75751743 RIDGE, THE BLOCK 1 LOT 7																																																																																																																	
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Lot Data		Square-Foot - NBHD 1074 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.4703		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	LAND USE		0
Method	Square-Foot		
Base Lot Value	20,485.00 x 3.00 = 61,455		
Factor Value			
Adjustments	1.0000		
Lot Value	61,455		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,683 / 2,683
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,683
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	784 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 / 8

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	404,776	150.87	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	476,730 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	111.63	Total Misc Impr	+ 20,962
Roofing Adj	+ 5.75	Garage Cost	+ 35,609
Subfloor Adj	+ -4.49	Total RCN	= 428,408
Heat/Cool Adj	+ 16.31	Depreciation (8%)	- 34,273
Plumbing Adj	+ 9.39	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 394,135
Adj Base Cost	= 138.59	Lot Value	+ 61,455
Total Area	x 2,683	Indicated Value	= 455,590
Adjusted Cost	= 371,837	Value Per SqFt	169.81

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	394,135		
Lot Value	61,455		
Indicated Value	455,590	169.81	Per SqFt
Agland Value			
Site Improvements			
Total Value	455,590	169.81	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	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	124223	280		280	32.00		8,960
PRCH	SLAB PORCH - COVERED	124224	146		146	32.59		4,758



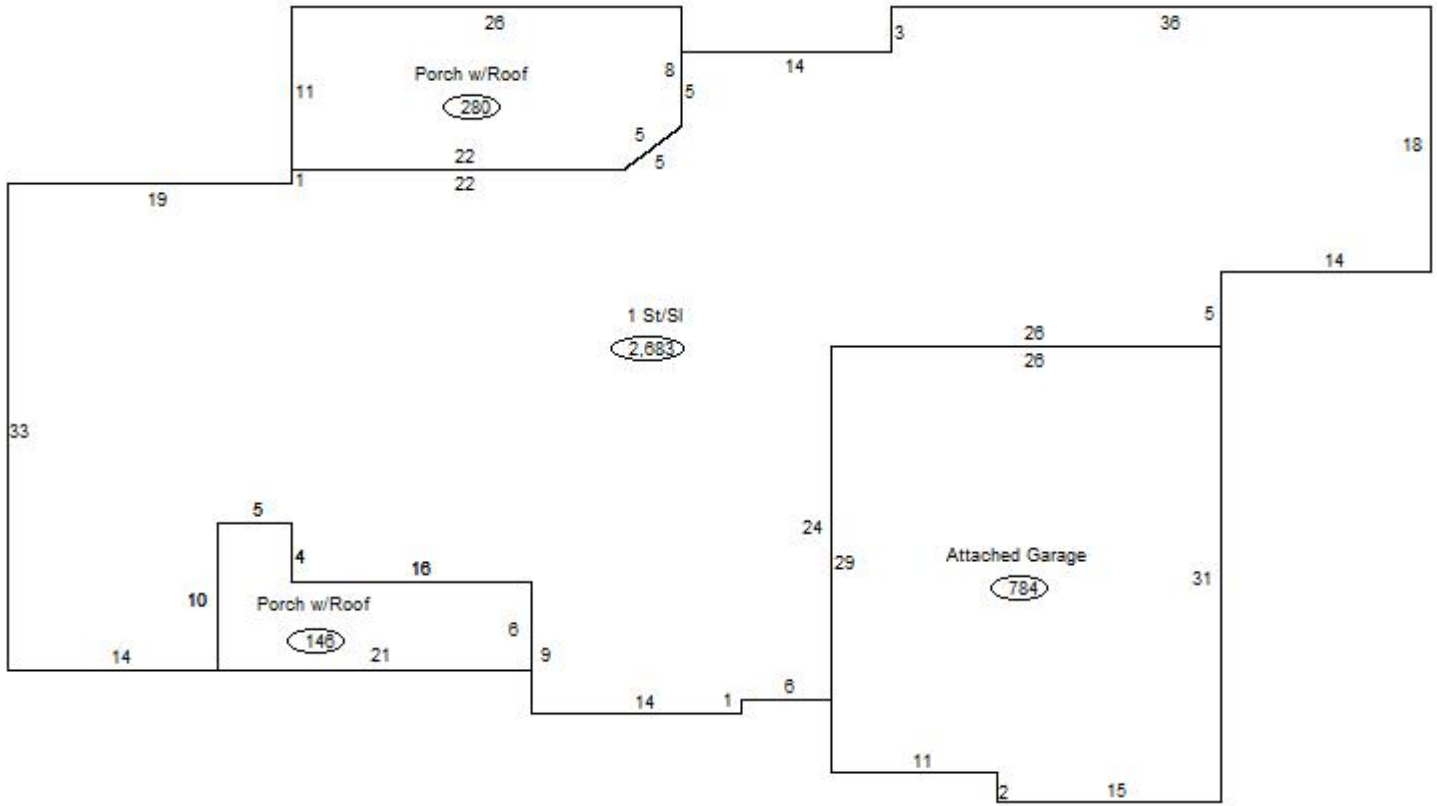
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Sketch Image

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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/Sl	2,683	1.000	2,683
2	G	1		13	Attached Garage	784	1.000	784
3	M	PRCH		13	SLBC	280	1.000	280
4	M	PRCH		13	SLBC	146	1.000	146
Total Building Area						2,683		2,683