



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:39:32
Page 1

Assessment Data					Primary Image																																																																																																												
Account 660095941 Parcel ID 000000-00-0-00673-004-0004 Cadastral ID 31-21-15-05010 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 313150 DAY, STEPHEN 19460 E 69TH ST N OWASSO OK 74055-0000 Parcel Location Situs 19460 E 69TH ST N Subdivision RIDGE, THE Lot/Block 0004 / 0004 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: 36.25338048 -95.75663410																																																																																																																	
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Lot Data		Square-Foot - NBHD 1074 #1	
Lot Size	132 x 165		
Lot Count	1		
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	LAND USE		0
Method	Square-Foot		
Base Lot Value	21,780.00 x 3.00 = 65,340		
Factor Value			
Adjustments	1.0000		
Lot Value	65,340		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,500 / 3,433
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,500
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 3.5 /
Basement Area	
Garage Type	675 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2014 / 9

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	466,750 135.96 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	506,810 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	428,017
Lot Value	65,340
Indicated Value	493,357 143.71 Per SqFt
Agland Value	
Site Improvements	
Total Value	493,357 143.71 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	100.09	Total Misc Impr	+	8,146
Roofing Adj	+ 4.23	Garage Cost	+	30,949
Subfloor Adj	+ -3.34	Total RCN	=	470,348
Heat/Cool Adj	+ 16.31	Depreciation (9%)	-	42,331
Plumbing Adj	+ 8.33	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	428,017
Adj Base Cost	= 125.62	Lot Value	+	65,340
Total Area	x 3,433	Indicated Value	=	493,357
Adjusted Cost	= 431,253	Value Per SqFt		143.71

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	121312	18x12		216	32.20		6,955
PRCH	SLAB PORCH - COVERED	121313	6x6		36	33.08		1,191



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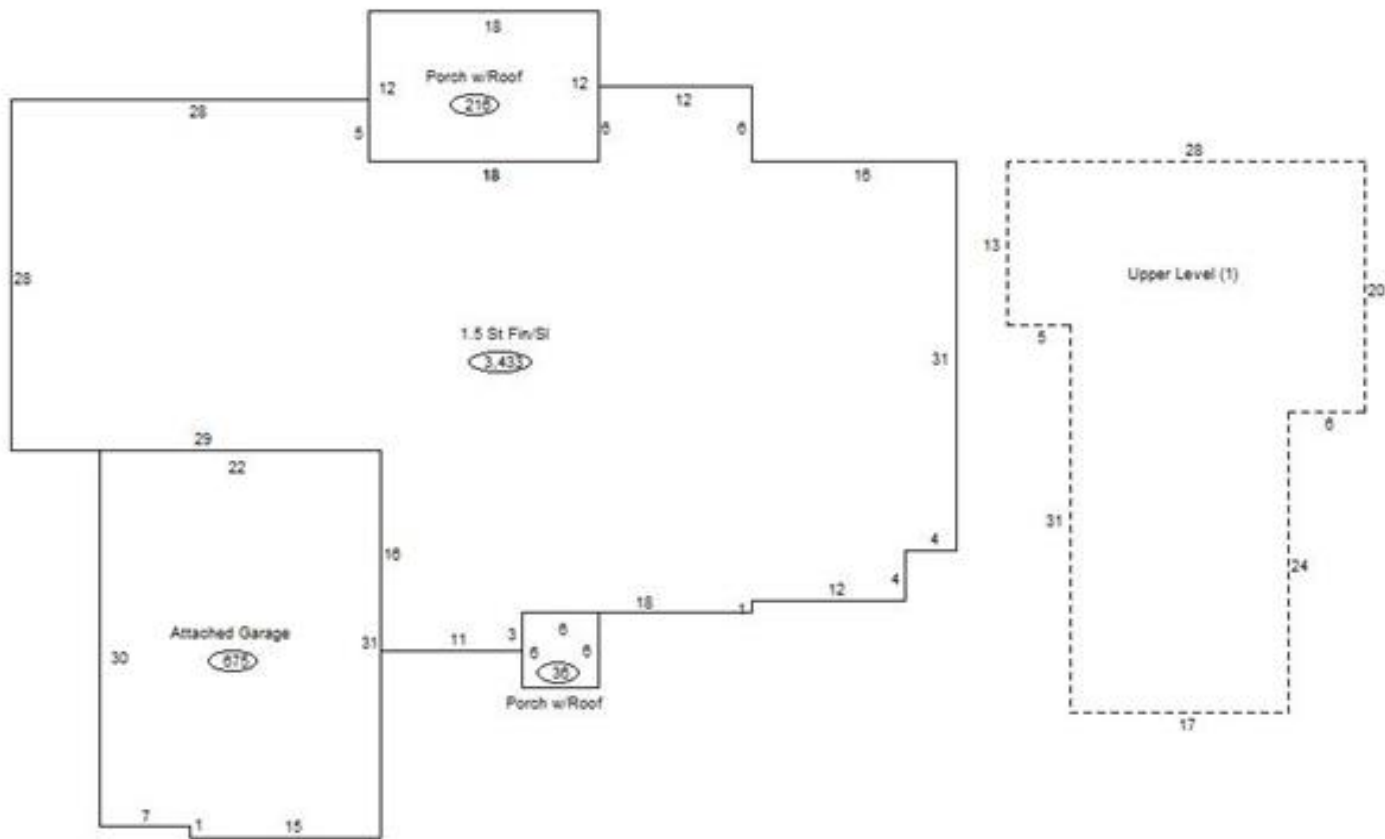
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Sketch Image

660095941



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	2,500	1.373	3,433
2	G	1		13	Attached Garage	675	1.000	675
3	M	PRCH		13	SLBC	216	1.000	216
4	M	PRCH		13	SLBC	36	1.000	36
5	U	^UL		13	Upper Level (1)	933	1.000	933
Total Building Area						2,500		3,433