



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
Account	660096598								
Parcel ID	21N14E-23-1-00000-000-0003								
Cadastral ID	23-21-14-00630								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 4							
Tax Area	3 - OWASSO RURAL/NO FIRE								
Name ID	312128								
CUNNINGHAM, MARK W &									
CATHERINE L									
9316 N 177TH E AVE									
OWASSO OK 74055-0000									
Parcel Location									
Situs	09316 N 177TH E AVE								
Subdivision									
Lot/Block	/	Parcel Size	10 - Acres						
Sec/Twn/Rng	23 / 21 / 14 / 1								
Neighborhood	6110 - UNPLATTED								
School District	S021 - OWASSO SCHOOLS								
Legal Description									
S2 N2 SE NE. Lat/Long: 36.28803113 -95.77860546									
Building Permits									
Number	Description	Opened	Closed	Amount					
R2014 07 7	R16-NEW 3860 SQ FT SFR	07/2014	07/2015	400,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
HV	Veteran	Yes	999,999	76,447					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
2381/32	HAMBRICK, DOLORES EASTIN-FRANI	01/27/2014	159,500	YES					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax	
Remove Cap	2015	Land Value	145,855	145,855	11%	16,044	Assessed	76,447 7,488.75	
Year Frozen	0	Improvements	553,642	549,119		60,403	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	76,447 -7,489.00	
TIF Project ID	0	Total Value	699,497	694,974		76,447	Total Taxable	0 0.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660096598	CUNNINGHAM, MARK W &	3	677,334	74221		.00		
2024	2024-660096598	CUNNINGHAM, MARK W &	3	708,745	72059		.00		
2023	2023-660096598	CUNNINGHAM, MARK W &	3	636,001	69960		.00		
2022	2022-660096598	CUNNINGHAM, MARK W &	3	641,035	70261		.00		
2021	2021-660096598	CUNNINGHAM, MARK W &	3	620,134	1000	67,215	6,502.00		
2020	2020-660096598	CUNNINGHAM, MARK W &	3	611,537	1000	65,328	6,311.00		
2019	2019-660096598	CUNNINGHAM, MARK W &	3	585,416	1000	63,396	6,128.00		
2018	2018-660096598	CUNNINGHAM, MARK W &	3	598,094	1000	64,790	6,031.00		
2017	2017-660096598	CUNNINGHAM, MARK W &	3	593,899	1000	64,329	6,051.00		
2016	2016-660096598	CUNNINGHAM, MARK W &	3	580,603	1000	62,866	5,919.00		
2015	2015-660096598	CUNNINGHAM, MARK W &	3	160,000	0	17,600	1,669.00		
2014	2014-660096598	CUNNINGHAM, MARK W &	3	1,793	0	197	19.00		



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Lot Data	Square-Foot - NBHD 6110 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> <b>Non-Ag Acres</b> 9.9946 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 435,363.00 x .34 = 145,855 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 145,855		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	4.5 - Good
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	90% Veneer, Masonry 10% Veneer, Stone
<b>Base/Total Area</b>	3,757 / 3,757
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	3,757
<b>Fixture/RghIn</b>	16 /
<b>Bed/F/H Bath</b>	3 / 3.5 /
<b>Basement Area</b>	
<b>Garage Type</b>	1,018 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	2015 / 8

GRM Approach
<b>GRM Code</b> <b>Gross Rent</b> 0.00 <b>Indicated Value</b>

Multiple Regression
<b>MRA Code</b> 1 Test <b>Adjusted R</b> 0.8445 <b>Indicated Value</b> 577,200 153.63 Per SqFt

Direct Comparables
<b>Selection Model</b> 1 Res <b>Adjustment Model</b> A2 AO Test <b>Comparables</b> <b>Indicated Value</b>

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	112.55	<b>Total Misc Impr</b>	+ 27,989				
<b>Roofing Adj</b>	+ 5.84	<b>Garage Cost</b>	+ 49,281				
<b>Subfloor Adj</b>	+ -4.29	<b>Total RCN</b>	= 601,785				
<b>Heat/Cool Adj</b>	+ 17.38	<b>Depreciation ( 8%)</b>	- 48,143				
<b>Plumbing Adj</b>	+ 8.13	<b>Lump Sums</b>	+ 0				
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 553,642				
<b>Adj Base Cost</b>	= 139.61	<b>Lot Value</b>	+ 145,855				
<b>Total Area</b>	x 3,757	<b>Indicated Value</b>	= 699,497				
<b>Adjusted Cost</b>	= 524,515	<b>Value Per SqFt</b>	186.18				

Value Reconciliation
<b>Selected Approach</b> Cost Approach <b>Improvements</b> 553,642 <b>Lot Value</b> 145,855 <b>Indicated Value</b> 699,497 186.18 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> <b>Total Value</b> 699,497 186.18 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	7,721.18	7,721
PRCH	SLAB PORCH - COVERED	123293	282		282	35.28	9,949
PRCH	SLAB PORCH - COVERED	123294	293		293	35.22	10,319



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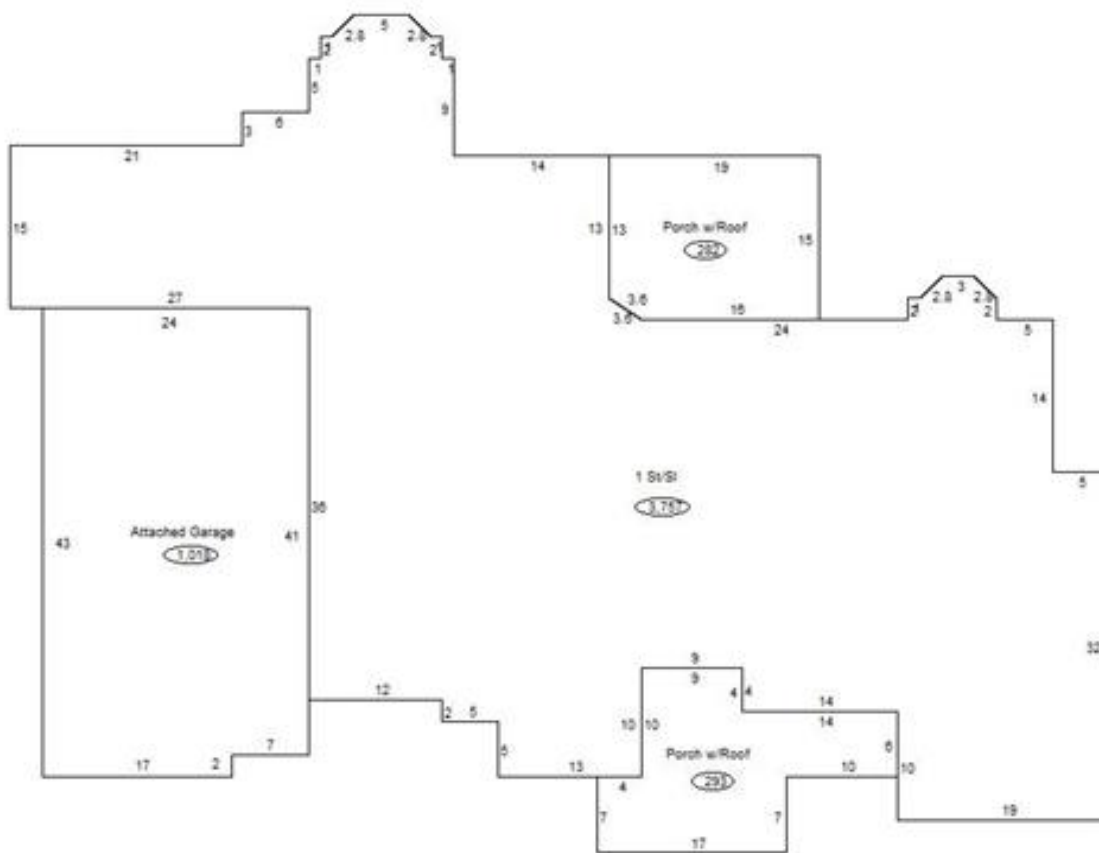
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### Sketch Image

660096598



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	3,757	1.000	3,757
2	G	1		13	Attached Garage	1,018	1.000	1,018
3	M	PRCH		13	SLBC	282	1.000	282
4	M	PRCH		13	SLBC	293	1.000	293
<b>Total Building Area</b>						<b>3,757</b>		<b>3,757</b>