



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:51:39
Page 1

Assessment Data					Primary Image																																																																																																				
Account 660096870 Parcel ID 000000-00-0-21650-003-0020 Cadastral ID 22-21-14-09870 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 299183 LEGACY SALES AND LEASING LLC 12150 E 96TH ST N STE 200 OWASSO OK 74055-0000 Parcel Location Situs 15517 E 87TH ST N Subdivision PARK PLACE AT PRESTON LAKES Lot/Block 0020 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 22 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																									
Legal Description Lat/Long: 36.27934699 -95.79808385 LOT 20 BLOCK 3 PARK PLACE AT PRESTON LAKES																																																																																																									
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Lot Data		Square-Foot - NBHD 1059 #1		Primary Image				
Lot Size								
Lot Count	1							
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	8,520.00 x 5.30 = 45,156							
Factor Value								
Adjustments	1.0000							
Lot Value	45,156							
Residential Data								
Type	1 Single Family Residence							
Condition	3 - Average							
Quality	3.5 - Average							
Architecture								
Style	100% One Story							
Exterior Wall	100% Veneer, Masonry							
Base/Total Area	2,102 / 2,102							
Style	100% One Story							
HVAC	100% Warmed & Cooled Air							
Roof Cover	1 Composition Shingle							
Area on Slab	2,102							
Fixture/RghIn	14 /							
Bed/F/H Bath	4 / 3.0 /							
Basement Area								
Garage Type	598 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	305,336	145.26	Per SqFt					
Direct Comparables								
Selection Model	A Adam Test							
Adjustment Model	1 2022 Residential							
Comparables	8							
Indicated Value	342,560	Per SqFt						
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements	292,826							
Lot Value	45,156							
Indicated Value	337,982	160.79	Per SqFt					
Agland Value								
Site Improvements								
Total Value	337,982	160.79	Total Value Per SqFt					
Cost Approach								
Manual : 01/2025								
Base Cost	111,53	Total Misc Impr	+	4,213				
Roofing Adj	+ 5.31	Garage Cost	+	22,844				
Subfloor Adj	+ -3.40	Total RCN	=	318,289				
Heat/Cool Adj	+ 14.47	Depreciation (8%)	-	25,463				
Plumbing Adj	+ 10.64	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	292,826				
Adj Base Cost	= 138.55	Lot Value	+	45,156				
Total Area	x 2,102	Indicated Value	=	337,982				
Adjusted Cost	= 291,232	Value Per SqFt		160.79				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	122753	7x6		42	29.40		1,235
PRCH	SLAB PORCH - COVERED	122754	17x6		102	29.20		2,978

\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-8-22\ 8/23/2022

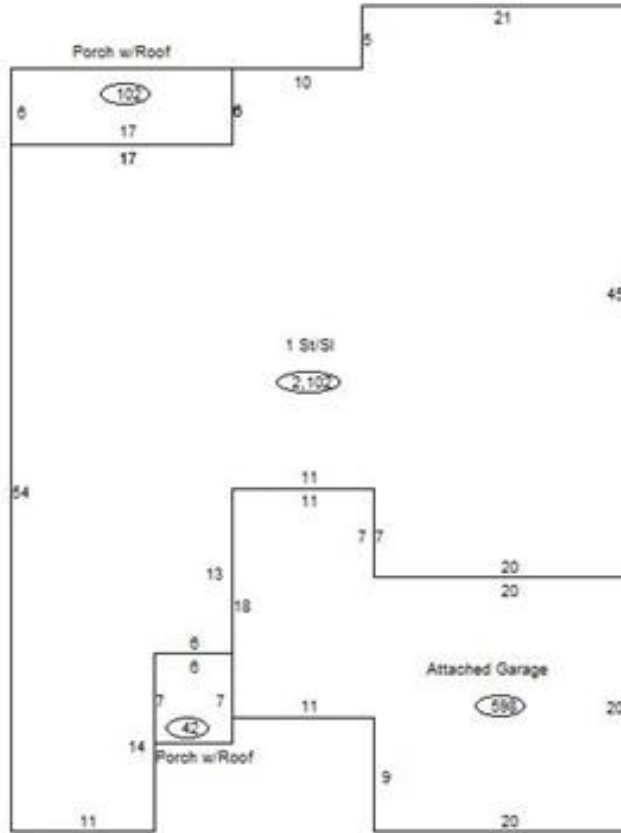


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Sketch Image

660096870



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,102	1.000	2,102
2	G	1		13	Attached Garage	598	1.000	598
3	M	PRCH		13	SLBC	42	1.000	42
4	M	PRCH		13	SLBC	102	1.000	102
Total Building Area						2,102		2,102