



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 08:54:44  
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Assessment Data					Primary Image																																																																																												
<b>Account</b> 660097277 <b>Parcel ID</b> 000000-00-0-00377-001-0007 <b>Cadastral ID</b> 01-20-14-02070 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 335801 SOULEK, JARON & ERIN  6404 N INDIGO TRL OWASSO OK 74055-7578  <b>Parcel Location</b> <b>Situs</b> 06404 N INDIGO TRL <b>Subdivision</b> HIGHLAND POINTE AT STONE CANYON PHASE I <b>Lot/Block</b> 0007 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 1 / 20 / 14 / 5 <b>Neighborhood</b> 1041 - R-V01,4-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																	
<b>Legal Description</b> Lat/Long: 36.24708980 -95.77654455 HIGHLAND POINTE I AT STONE CANYON BLOCK 1 LOT 7																																																																																																	
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Lot Data		Square-Foot - NBHD 1041 #1
Lot Size	0	0
Lot Count	1	
Units Buildable		
Non-Ag Acres		
Topography		
Street Access		
Utilities		
Amenities	LOT TYPE	0
	GATED	0
Method	Square-Foot	
Base Lot Value	45,056.00 x 4.12 = 185,629	
Factor Value		
Adjustments	1.0000	
Lot Value	185,629	



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-7-21\IMG\_002I 7/21/2021

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	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	3,047 / 4,469
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,047
Fixture/RghIn	17 /
Bed/F/H Bath	4 / 3.0 / 2.0
Basement Area	
Garage Type	890 Attached Garage - Finished
Remodel	
Year/Eff Age	2016 / 5

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	844,060	188.87	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	945,580		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	105.37	Total Misc Impr	+ 36,469
Roofing Adj	+ 4.35	Garage Cost	+ 57,334
Subfloor Adj	+ -2.97	Total RCN	= 687,688
Heat/Cool Adj	+ 18.45	Depreciation ( 5%)	- 34,384
Plumbing Adj	+ 7.69	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 653,304
Adj Base Cost	= 132.89	Lot Value	+ 185,629
Total Area	x 4,469	Indicated Value	= 838,933
Adjusted Cost	= 593,885	Value Per SqFt	187.72

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	653,304		
Lot Value	185,629		
Indicated Value	838,933	187.72	Per SqFt
Agland Value			
Site Improvements	32,727		
Total Value	871,660	195.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	8,198.48		16,397
PRCH	SLAB PORCH - COVERED	127535		57	57	37.14		2,117
PRCH	SLAB PORCH - COVERED	127539	20x13		260	36.07		9,378
PATO	SLAB PORCH - OPEN	127540	20x8		160	15.27		2,443
PRCH	SLAB PORCH - COVERED	127541	14x12		168	36.51		6,134



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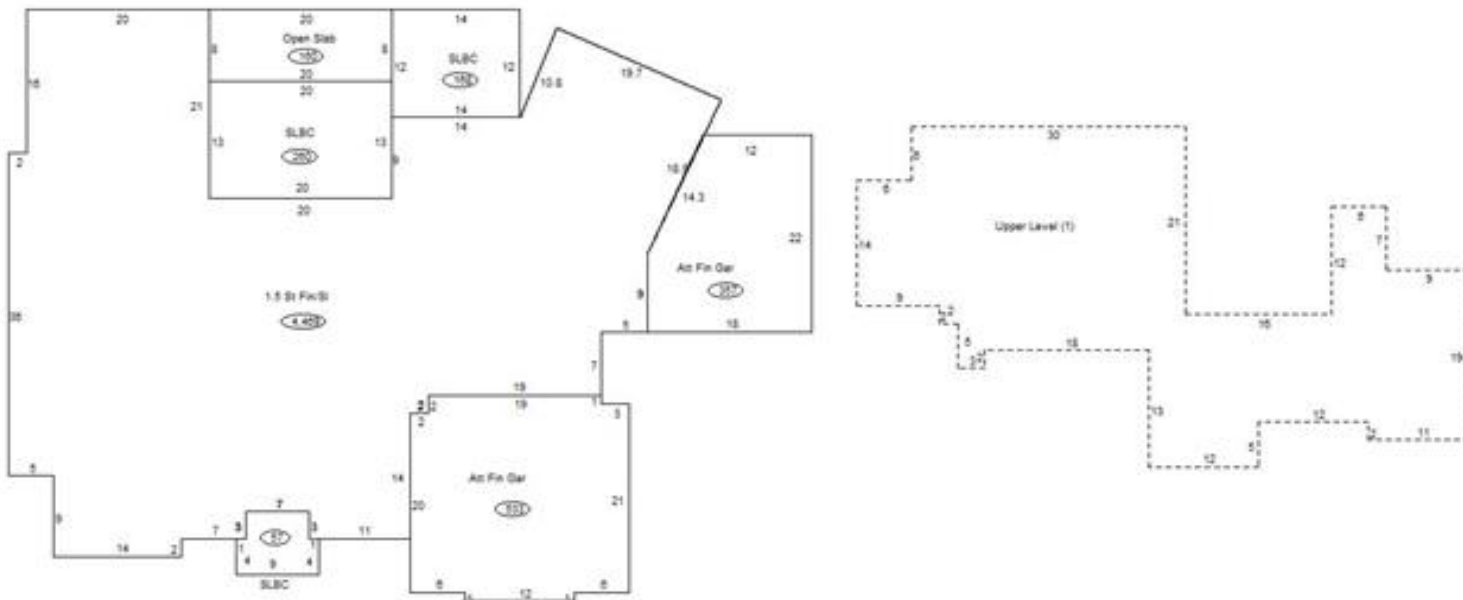
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### Sketch Image

660097277



### 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	3,047	1.467	4,469
2	M	PRCH		13	SLBC	57	1.000	57
3	G	5		13	Att Fin Gar	533	1.000	533
4	G	5		13	Att Fin Gar	357	1.000	357
5	U	^UL		13	Upper Level (1)	1,422	1.000	1,422
6	M	PRCH		13	SLBC	260	1.000	260
7	M	PATO		13	Open Slab	160	1.000	160
8	M	PRCH		13	SLBC	168	1.000	168
<b>Total Building Area</b>						<b>3,047</b>		<b>4,469</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground	30x15x0	Concrete		450
	Qual	6	Cond 6	Year 2024	Eff Age 1	
	<b>Valuation Summary</b> Base Cost (69.45 x 450) 31,253		<b>Modifier Total</b>	<b>RCN</b> 31,253	<b>Depr (5% Phys/ % Func)</b> 1,563	<b>RCNLD</b> 29,690
	ODRK	Outdoor Kitchen	0x0x0			1
	Qual	4	Cond 4	Year 2016	Eff Age 6	
	<b>Valuation Summary</b> Base Cost (4,820.00 x 1) 4,820		<b>Modifier Total</b>	<b>RCN</b> 4,820	<b>Depr (37% Phys/ % Func)</b> 1,783	<b>RCNLD</b> 3,037