



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 08:58:14  
Page 1

Assessment Data					Primary Image																																																																																																				
<b>Account</b> 660097425 <b>Parcel ID</b> 000000-00-0-00458-006-0008 <b>Cadastral ID</b> 10-21-14-07130 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 4 <b>Tax Area</b> 40 - OWASSO CITY <b>Name ID</b> 317775 SOWARDS, RANDY & LINDA  14616 E 113TH ST N OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 14616 E 113TH ST N <b>Subdivision</b> LAKE VALLEY V PHASE II <b>Lot/Block</b> 0008 / 0006 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 10 / 21 / 14 / 5 <b>Neighborhood</b> 1059 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS																																																																																																									
<b>Legal Description</b> Lot/Long: 36.31785254 -95.80893637																																																																																																									
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1441		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	6,278.00 x 5.30 = 33,273		
Factor Value			
Adjustments	1.0000		
Lot Value	33,273		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,418 / 1,418
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,418
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	213,486	150.55	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	210,400		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	115.77	Total Misc Impr	+ 3,153
Roofing Adj	+ 5.06	Garage Cost	+ 13,584
Subfloor Adj	+ -2.41	Total RCN	= 218,093
Heat/Cool Adj	+ 12.64	Depreciation ( 8%)	- 17,447
Plumbing Adj	+ 10.94	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 200,646
Adj Base Cost	= 142.00	Lot Value	+ 33,273
Total Area	x 1,418	Indicated Value	= 233,919
Adjusted Cost	= 201,356	Value Per SqFt	164.96

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	200,646		
Lot Value	33,273		
Indicated Value	233,919	164.96	Per SqFt
Agland Value			
Site Improvements			
Total Value	233,919	164.96	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	128894	13x6		78	26.68		2,081
PRCH	SLAB PORCH - COVERED	128896	10x4		40	26.80		1,072



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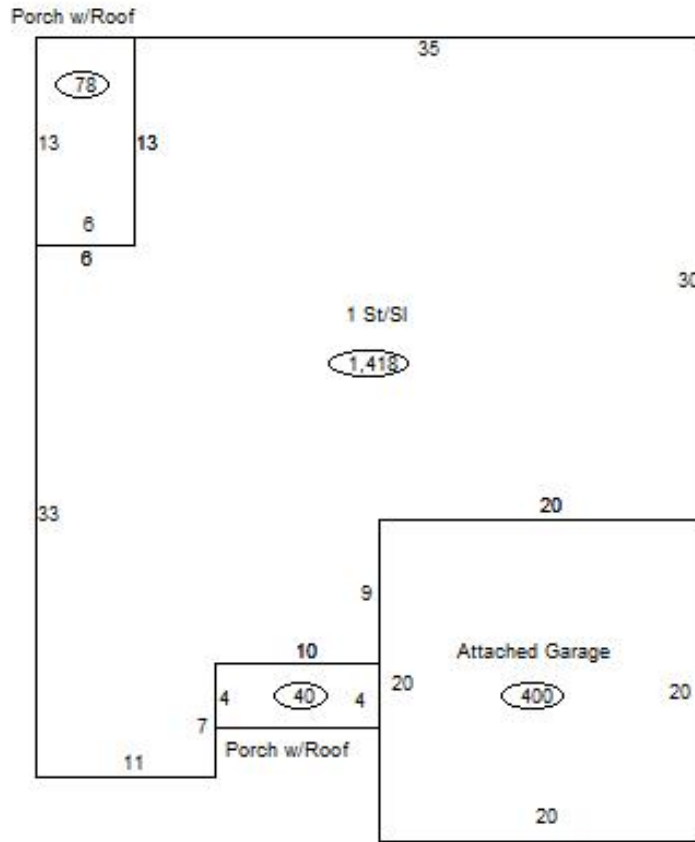
Date 04/18/2026

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### Sketch Image

660097425



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,418	1.000	1,418
2	M	PRCH		13	SLBC	78	1.000	78
3	G	1		13	Attached Garage	400	1.000	400
4	M	PRCH		13	SLBC	40	1.000	40
<b>Total Building Area</b>						1,418		1,418