



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 660097432 Parcel ID 000000-00-0-00458-006-0015 Cadastral ID 10-21-14-07200 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 322336 HERRERA, GIANCARLO & KELLAY 14617 E 112TH PL N OWASSO OK 74055-0000 Parcel Location Situs 14617 E 112TH PL N Subdivision LAKE VALLEY V PHASE II Lot/Block 0015 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																									
Legal Description Lot/Long: 36.31761503 -95.80917674 LOT 15 BLOCK 6 LAKE VALLEY V PHASE II																																																																																																									
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1425		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	6,206.00 x 5.30 =	32,892	
Factor Value			
Adjustments	1.0000		
Lot Value	32,892		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-7-21\IMG_0001 7/21/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,358 / 2,239
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,358
Fixture/RghIn	16 /
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	380 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	274,227	122.48	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	265,940		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	89.53	Total Misc Impr	+ 4,907
Roofing Adj	+ 2.90	Garage Cost	+ 13,068
Subfloor Adj	+ -1.40	Total RCN	= 272,303
Heat/Cool Adj	+ 12.64	Depreciation (7%)	- 19,061
Plumbing Adj	+ 9.92	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 253,242
Adj Base Cost	= 113.59	Lot Value	+ 32,892
Total Area	x 2,239	Indicated Value	= 286,134
Adjusted Cost	= 254,328	Value Per SqFt	127.80

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	253,242		
Lot Value	32,892		
Indicated Value	286,134	127.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	286,134	127.80	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134925	11x5		55	26.76		1,472
PRCH	SLAB PORCH - COVERED	134926	17x5		85	26.66		2,266
PATO	SLAB PORCH - OPEN	134927	17x6		102	11.46		1,169



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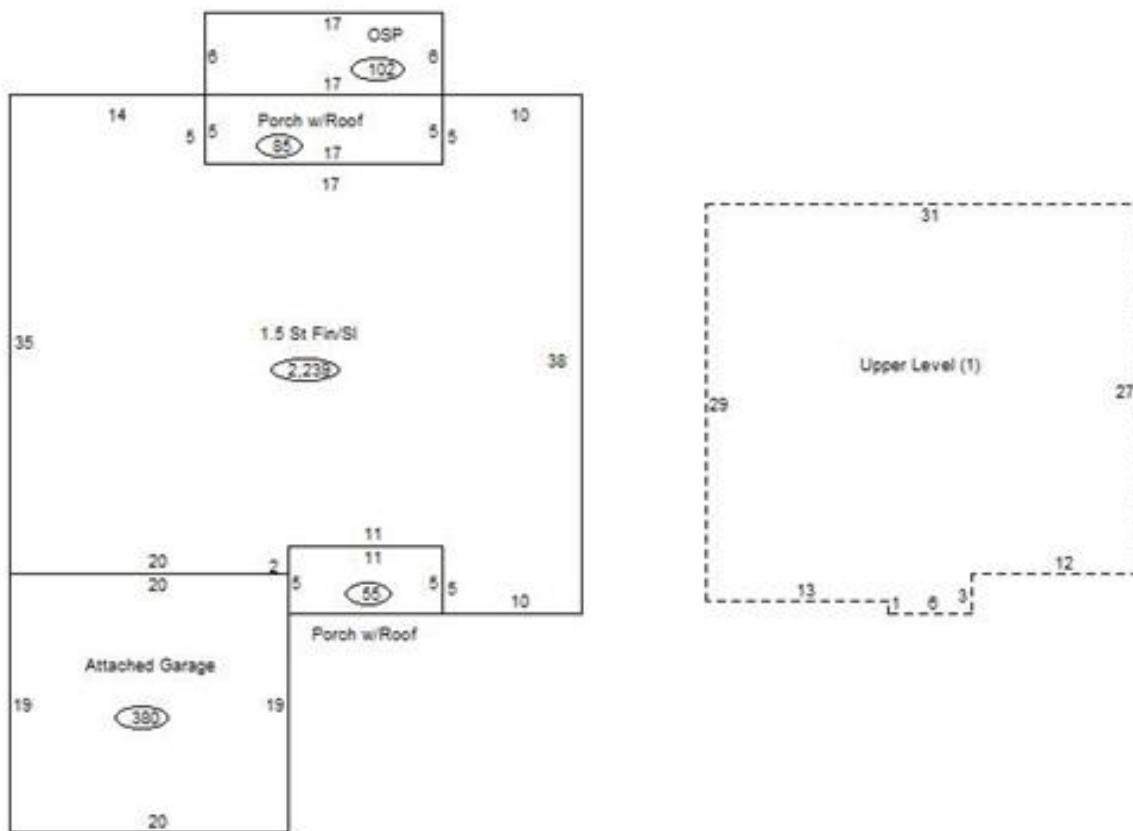
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Sketch Image

660097432



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	1,358	1.649	2,239
2	G	1		13	Attached Garage	380	1.000	380
3	M	PRCH		13	SLBC	55	1.000	55
4	M	PRCH		13	SLBC	85	1.000	85
5	M	PATO		13	Open Slab	102	1.000	102
6	U	^UL		13	Upper Level (1)	881	1.000	881
Total Building Area						1,358		2,239