



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:05:45
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Assessment Data					Primary Image																																																																																												
Account 660098374 Parcel ID 21N14E-11-2-00638-001-0016 Cadastral ID 11-21-14-02590 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 331710 DUGGINS, AMBER & CARL JR 16505 E 115TH ST N OWASSO OK 74055-0000 Parcel Location Situs 16505 E 115TH ST N Subdivision QUAILBROOK EST PHASE I Lot/Block 0016 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																	
Legal Description Lat/Long: 36.32136421 -95.78917194																																																																																																	
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Lot Data	Square-Foot - NBHD 1042 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.5796	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	25,248.00 x 4.21 = 106,322	
Factor Value		
Adjustments	1.0000	
Lot Value	106,322	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,369 / 2,596
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,369
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	600 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/6/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	349,929	134.80	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	4		
Indicated Value	435,930		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	329,981		
Lot Value	106,322		
Indicated Value	436,303	168.07	Per SqFt
Agland Value			
Site Improvements			
Total Value	436,303	168.07	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	101.56	Total Misc Impr	+	7,930			
Roofing Adj	+ 4.75	Garage Cost	+	22,896			
Subfloor Adj	+ -3.10	Total RCN	=	358,675			
Heat/Cool Adj	+ 14.47	Depreciation (8%)	-	28,694			
Plumbing Adj	+ 8.61	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	329,981			
Adj Base Cost	= 126.29	Lot Value	+	106,322			
Total Area	x 2,596	Indicated Value	=	436,303			
Adjusted Cost	= 327,849	Value Per SqFt		168.07			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	128095	17x7		119	29.13		3,466
PRCH	SLAB PORCH - COVERED	128096	154		154	28.99		4,464



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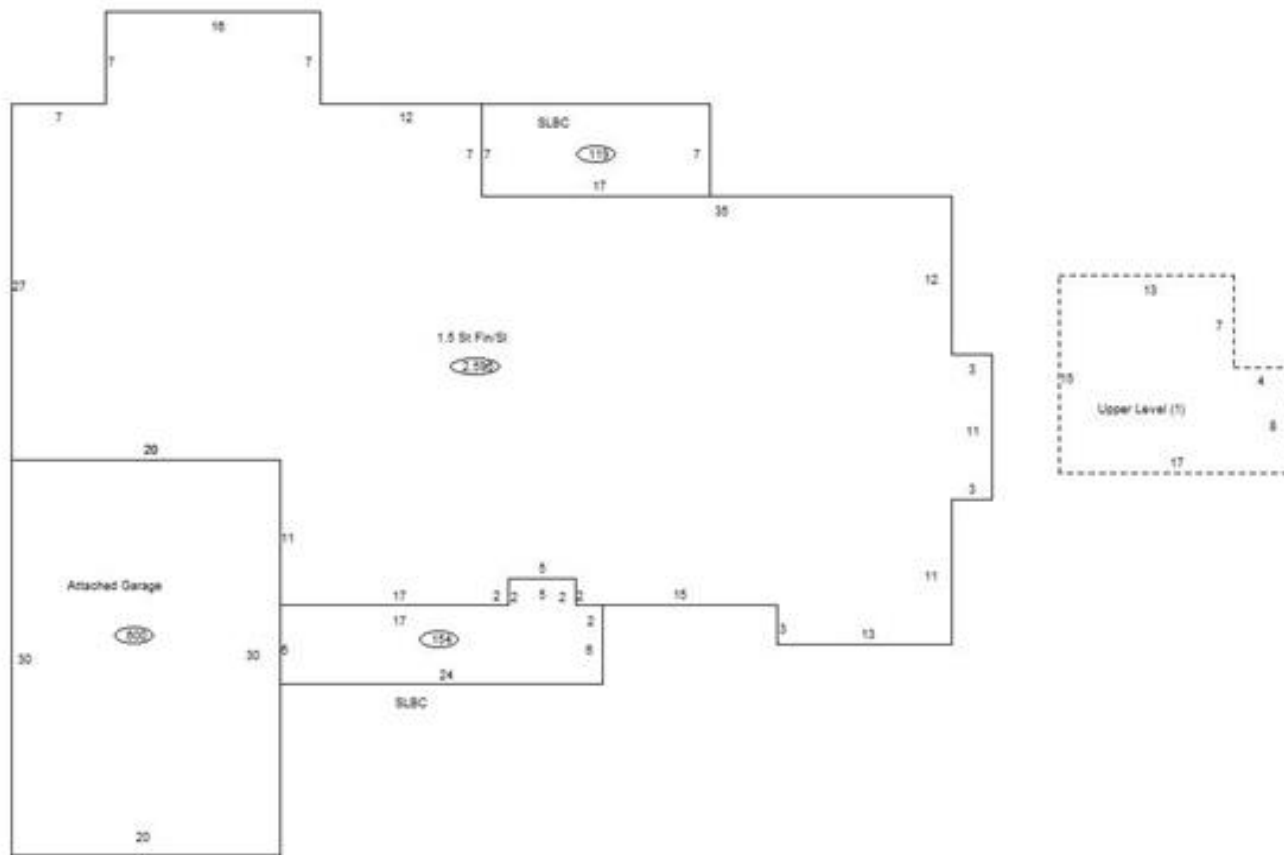
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Sketch Image

660098374



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	2,369	1.096	2,596
2	U	^UL		10	Upper Level (1)	227	1.000	227
3	G	1		10	Attached Garage	600	1.000	600
4	M	PRCH		10	SLBC	119	1.000	119
5	M	PRCH		10	SLBC	154	1.000	154
Total Building Area						2,369		2,596