



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data					Primary Image																																																																																												
Account 660098390 Parcel ID 21N14E-11-2-00638-003-0005 Cadastral ID 11-21-14-02730 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 344633 SCHELL, REA 16276 E 113TH ST N OWASSO OK 74055-5687 Parcel Location Situs 16276 E 113TH ST N Subdivision QUAILBROOK EST PHASE I Lot/Block 0005 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 11 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																																	
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Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6056		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	26,382.00 x 4.21 = 111,098		
Factor Value			
Adjustments	1.6960		
Lot Value	188,419		



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

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,967 / 2,967
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,967
Fixture/RghIn	20 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	834 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2018 / 6

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1	Test
Adusted R	0.8445	
Indicated Value	483,473	162.95 Per SqFt

Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	4	
Indicated Value	551,550	Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	450,751		
Lot Value	188,419		
Indicated Value	639,170	215.43	Per SqFt
Agland Value			
Site Improvements	40,066		
Total Value	679,236	228.93	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	109.70	Total Misc Impr	+ 28,428
Roofing Adj	+ 5.65	Garage Cost	+ 37,880
Subfloor Adj	+ -4.37	Total RCN	= 479,522
Heat/Cool Adj	+ 16.31	Depreciation (6%)	- 28,771
Plumbing Adj	+ 11.98	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 450,751
Adj Base Cost	= 139.27	Lot Value	+ 188,419
Total Area	x 2,967	Indicated Value	= 639,170
Adjusted Cost	= 413,214	Value Per SqFt	215.43

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	7,243.87		14,488
SHLT	STORM SHELTER	0		1	2018	0.00		
PRCH	SLAB PORCH - COVERED	137968	23x5		115	32.79		3,771
PRCH	SLAB PORCH - COVERED	137969	18x7		126	32.71		4,121
PATO	SLAB PORCH - OPEN	141516	33x17		561	10.78		6,048



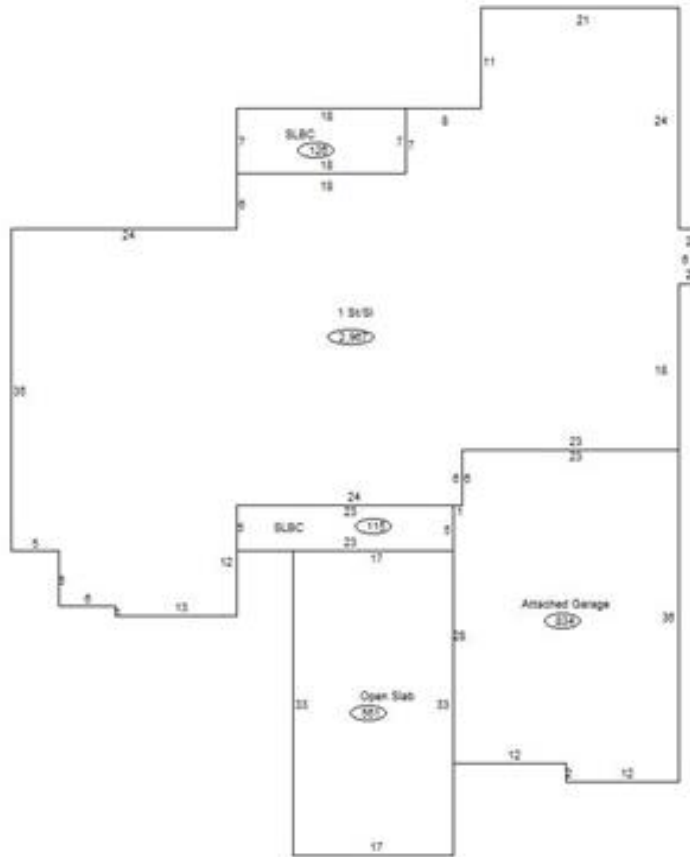
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,967	1.000	2,967
2	G	1		13	Attached Garage	834	1.000	834
3	M	PRCH		13	SLBC	115	1.000	115
4	M	PRCH		13	SLBC	126	1.000	126
5	M	PATO		13	Open Slab	561	1.000	561
Total Building Area						2,967		2,967



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	RPH	Res. Pool House	27x17x0			459	
	Qual	4	Cond 4	Year 2019	Eff Age 4		
	Valuation Summary		Modifier Total	RCN	Depr (4% Phys/ % Func)	RCNLD	
		Base Cost (30.00 x 459)	13,770		13,770	551	13,219
	SG	SWIM-GUNITE	0x0x0			1	
	Qual	4	Cond 4	Year 2019	Eff Age 4		
	Valuation Summary		Modifier Total	RCN	Depr (21% Phys/ % Func)	RCNLD	
		Base Cost (30,000.00 x 1)	30,000		30,000	6,300	23,700
	ODFP	Outdoor Fireplace/Firepit	0x0x0			1	
	Qual	4	Cond 4	Year 2019	Eff Age 4		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD	
		Base Cost (4,196.11 x 1)	4,196		4,196	1,049	3,147