



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:06:20
Page 1

Assessment Data					Primary Image																																																	
Account	660098393																																																					
Parcel ID	21N14E-11-2-00638-003-0008																																																					
Cadastral ID	11-21-14-02760																																																					
Property Type	REAL - Real Property																																																					
Property Class	RRP	VI Area 4																																																				
Tax Area	3 - OWASSO RURAL/NO FIRE																																																					
Name ID	345232																																																					
NELSON, GREGORY C & DIANA L																																																						
11363 N 163RD E AVE OWASSO OK 74055-0000																																																						
Parcel Location																																																						
Situs	11363 N 163RD E AVE																																																					
Subdivision	QUAILBROOK EST PHASE I																																																					
Lot/Block	0008 / 0003	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: 36.31959263 -95.79126269																																																						
Building Permits																																																						
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Assessment History																																																						
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660098393	NELSON, GREGORY C &	3	432,500	0	47,575	4,660.00																																															
2024	2024-660098393	NELSON, GREGORY C &	3	424,163	1000	37,936	3,645.00																																															
2023	2023-660098393	FUCHS, JACK S &	3	373,514	1000	36,802	3,449.00																																															
2022	2022-660098393	FUCHS, JACK S &	3	357,436	1000	35,701	3,498.00																																															
2021	2021-660098393	FUCHS, JACK S &	3	323,927	1000	34,632	3,350.00																																															
2020	2020-660098393	FUCHS, JACK S &	3	318,815	1000	34,070	3,291.00																																															
2019	2019-660098393	NOLAN, SABRINA K & PETER A	3	296,427	32607		.00																																															
2018	2018-660098393	NOLAN, SABRINA K & PETER A	3	301,352	1000		.00																																															
2017	2017-660098393	NOLAN, SABRINA K & PETER A	3	15,023	0	1,653	155.00																																															
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Date 04/18/2026
Time 09:06:20
Page 2

Lot Data		Square-Foot - NBHD 1042 #1		Primary Image				
Lot Size	0 0							
Lot Count	1							
Units Buildable								
Non-Ag Acres	0.5869							
Topography								
Street Access								
Utilities								
Amenities	0							
	0							
Method	Square-Foot							
Base Lot Value	25,564.00 x 4.21 = 107,653	\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/1/2022						
Factor Value		GRM Approach						
Adjustments	0.8139	GRM Code						
Lot Value	87,619	Gross Rent 0.00						
Residential Data		Indicated Value						
Type	1 Single Family Residence	Multiple Regression						
Condition	3 - Average	MRA Code 1 Test						
Quality	3.5 - Average	Adusted R 0.8445						
Architecture		Indicated Value 358,376 147.30 Per SqFt						
Style	100% One Story	Direct Comparables						
Exterior Wall	99% Veneer, Masonry 1% Frame, Siding, Wood	Selection Model A Adam Test						
Base/Total Area	2,433 / 2,433	Adjustment Model 1 2022 Residential						
Style	100% One Story	Comparables 5						
HVAC	100% Warmed & Cooled Air	Indicated Value 408,200 Per SqFt						
Roof Cover	1 Composition Shingle	Value Reconciliation						
Area on Slab	2,433	Selected Approach Cost Approach						
Fixture/RghIn	14 /	Improvements 332,722						
Bed/F/H Bath	4 / 3.0 /	Lot Value 87,619						
Basement Area		Indicated Value 420,341 172.77 Per SqFt						
Garage Type	623 Attached Garage - Unfinished	Agland Value						
Remodel		Site Improvements 18,300						
Year/Eff Age	2017 / 7	Total Value 438,641 180.29 Total Value Per SqFt						
Cost Approach		Manual : 01/2025						
Base Cost	108.98	Total Misc Impr	+	7,011				
Roofing Adj	+ 5.19	Garage Cost	+	23,662				
Subfloor Adj	+ -3.39	Total RCN	=	357,766				
Heat/Cool Adj	+ 14.47	Depreciation (7%)	-	25,044				
Plumbing Adj	+ 9.19	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	332,722				
Adj Base Cost	= 134.44	Lot Value	+	87,619				
Total Area	x 2,433	Indicated Value	=	420,341				
Adjusted Cost	= 327,093	Value Per SqFt		172.77				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2017	1	0.00		
PRCH	SLAB PORCH - COVERED	134936	15x6		90	29.24		2,632
PATO	SLAB PORCH - OPEN	134937	250		250	10.94		2,735
PRCH	SLAB PORCH - COVERED	134938	8x7		56	29.35		1,644

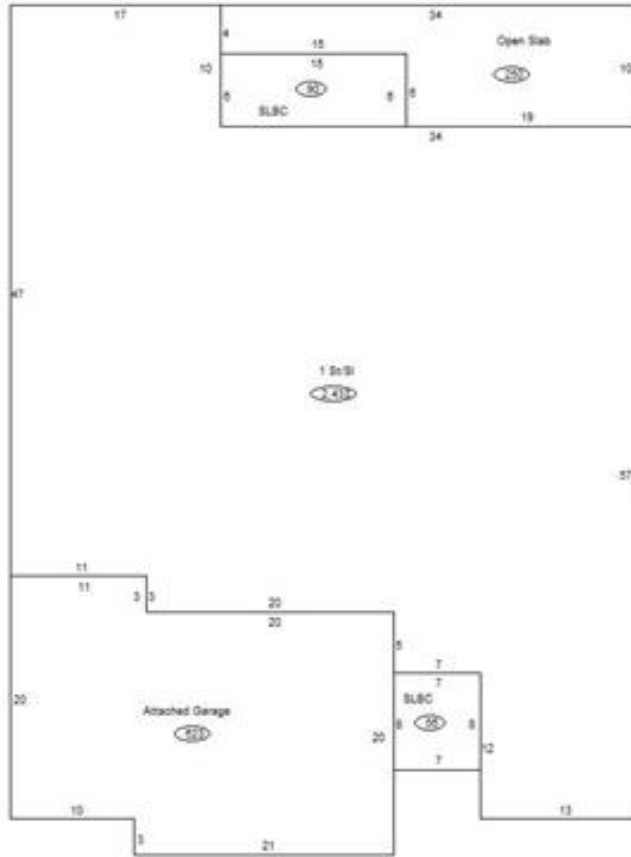


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 Page 3

Sketch Image

660098393



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		10	SLBC	90	1.000	90
2	M	PATO		10	Open Slab	250	1.000	250
3	M	PRCH		10	SLBC	56	1.000	56
4	R	1	Slab	10	1 St/SI	2,433	1.000	2,433
5	G	1		10	Attached Garage	623	1.000	623
Total Building Area						2,433		2,433



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 Page 4

660098393

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	3	Cond 3	Year 2017	Eff Age 7	
		Valuation Summary	Modifier Total	RCN	Depr (39% Phys/ % Func)	RCNLD
		Base Cost (30,000.00 x 1)	30,000	30,000	11,700	18,300