



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 09:12:31
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Assessment Data					Primary Image																																																																																												
Account 660098676 Parcel ID 21N14E-11-2-00649-004-0003 Cadastral ID 11-21-14-06720 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 346379 BUNTIN, STEVE 11424 N 164TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 11424 N 164TH E AVE Subdivision QUAILBROOK ESTATES PHASE 2 Lot/Block 0003 / 0004 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	0.5919		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	25,782.00 x 4.21 = 108,571		
Factor Value			
Adjustments	1.3647		
Lot Value	148,167		



\\tsclient\TCASEY\CASEY BOOTH RESIDENTIAL VI\2022-9-1\IM 9/2/2022

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Masonry 10% Veneer, Stone
Base/Total Area	2,597 / 2,597
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,597
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	804 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
Adjusted R	0.8445
Indicated Value	372,546 143.45 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	441,340 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	366,833
Lot Value	148,167
Indicated Value	515,000 198.31 Per SqFt
Agland Value	
Site Improvements	
Total Value	515,000 198.31 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	108.68	Total Misc Impr	+ 13,554
Roofing Adj	+ 5.13	Garage Cost	+ 29,917
Subfloor Adj	+ -3.36	Total RCN	= 390,248
Heat/Cool Adj	+ 14.47	Depreciation (6%)	- 23,415
Plumbing Adj	+ 8.61	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 366,833
Adj Base Cost	= 133.53	Lot Value	+ 148,167
Total Area	x 2,597	Indicated Value	= 515,000
Adjusted Cost	= 346,777	Value Per SqFt	198.31

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	137962	209		209	28.77		6,013
PATO	SLAB PORCH - OPEN	137963	14x7		98	12.93		1,267
PRCH	SLAB PORCH - COVERED	137964	164		164	28.95		4,748
PATO	SLAB PORCH - OPEN	137965	24x5		120	12.72		1,526
SHLT	STORM SHELTER		1	2018	1	0.00		



Rogers

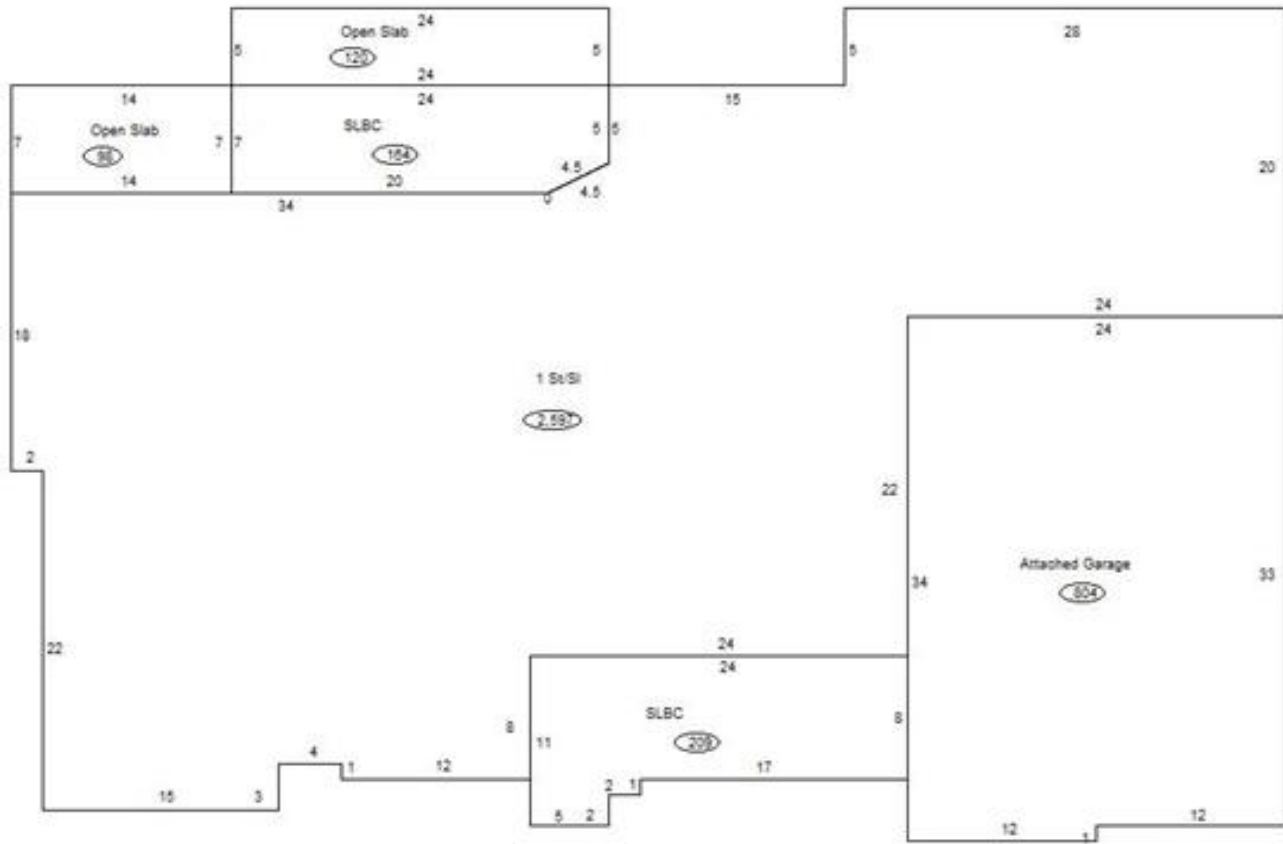
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Sketch Image

660098676



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,597	1.000	2,597
2	G	1		10	Attached Garage	804	1.000	804
3	M	PRCH		10	SLBC	209	1.000	209
4	M	PATO		10	Open Slab	98	1.000	98
5	M	PRCH		10	SLBC	164	1.000	164
6	M	PATO		10	Open Slab	120	1.000	120
Total Building Area						2,597		2,597