



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:33:54
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Assessment Data					Primary Image																																																																												
Account 660100721 Parcel ID 00000000-00200248-001-0001 Cadastral ID 01-20-14-03200 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 333851 HENLEY, KERRI BETH & JOE DON 6456 N LINGER LOOP OWASSO OK 74055-0000 Parcel Location Situs 06456 N LINGER LOOP Subdivision DEER RUN AT STONE CANYON PHASE II Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1039 - R-V04, SW OWASSO School District S021 - OWASSO SCHOOLS																																																																																	
Legal Description Lat/Long: 36.24551279 -95.76633656																																																																																	
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Lot Data		Square-Foot - NBHD 1039 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6006		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	26,163.00 x 4.90 = 128,175		
Factor Value			
Adjustments	1.0000		
Lot Value	128,175		



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Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	95% Frame, Stucco 5% Veneer, Stone
Base/Total Area	2,114 / 2,896
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,114
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	878 Attached Garage - Finished
Remodel	
Year/Eff Age	2021 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	412,468	142.43	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	517,360		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	93.00	Total Misc Impr	+ 23,398
Roofing Adj	+ 3.87	Garage Cost	+ 40,950
Subfloor Adj	+ -2.48	Total RCN	= 401,993
Heat/Cool Adj	+ 14.47	Depreciation (2%)	- 8,040
Plumbing Adj	+ 7.73	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 393,953
Adj Base Cost	= 116.59	Lot Value	+ 128,175
Total Area	x 2,896	Indicated Value	= 522,128
Adjusted Cost	= 337,645	Value Per SqFt	180.29

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	393,953		
Lot Value	128,175		
Indicated Value	522,128	180.29	Per SqFt
Agland Value			
Site Improvements			
Total Value	522,128	180.29	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	Fireplace - Residential 1 Story	0		2	2	6,429.63		12,859
PRCH	Porch	149699	19x10		190	28.84		5,480
PATO	Patio - Open	149700	19x13		247	11.00		2,717
PRCH	Porch	149701	80		80	29.27		2,342



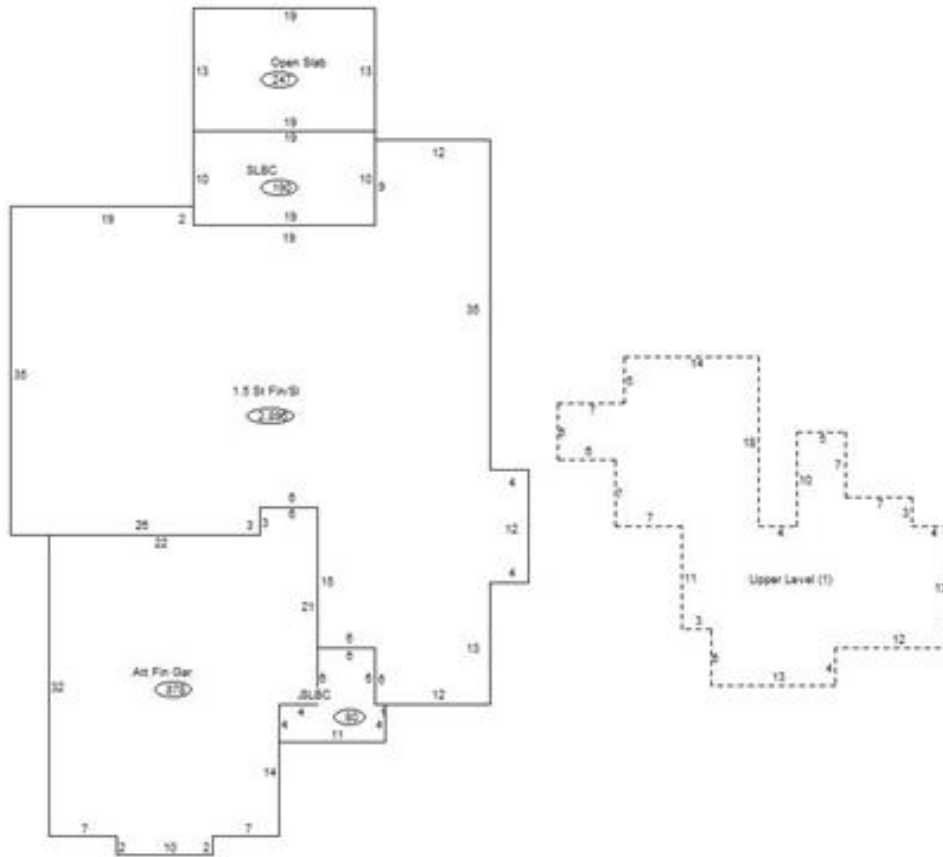
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	2,114	1.370	2,896
2	U	^UL		13	Upper Level (1)	782	1.000	782
3	G	5		13	Att Fin Gar	878	1.000	878
4	M	PRCH		13	SLBC	190	1.000	190
5	M	PATO		13	Open Slab	247	1.000	247
6	M	PRCH		13	SLBC	80	1.000	80
Total Building Area						2,114		2,896