



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 09:42:25  
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Assessment Data				Primary Image					
Account	660101379								
Parcel ID	000000000-1010196-015-0006								
Cadastral ID	27-21-14-06150								
Property Type	REAL - Real Property								
Property Class	RRP	VI Area 4							
Tax Area	3 - OWASSO RURAL/NO FIRE								
Name ID	339896								
HENDRIX, BRADFORD L & HAYLE N									
14932 E 82ND ST N OWASSO OK 74055-0000									
Parcel Location									
Situs	14932 E 82ND ST N								
Subdivision	HOMESTEAD								
Lot/Block	0006 / 0015	Parcel Size 1 - Lots							
Sec/Twn/Rng	27 / 21 / 14 / 5								
Neighborhood	1011 - R-V04 SW OWASSO								
School District	S021 - OWASSO SCHOOLS								
Legal Description Lat/Long: 36.27156516 -95.80785530				Building Permits					
LOT 6 BLOCK 15 HOMESTEAD				Number	Description	Opened	Closed	Amount	
				R21 000436	R23- NEW 3300 SQ FT SFR	11/2021	09/2022	349,000	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	VANTAGE POINTE HOMES LLC	10/07/2022	0	4
					/	SOC'S DEVELOPMENT LLC	09/17/2020	71,000	15
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	97.960	Current Tax
Remove Cap	2021		Land Value	102,403	102,403	11%	11,264	Assessed	69,469 6,805.18
Year Frozen			Improvements	529,140	529,140		58,205	Penalty	0
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0 0.00
TIF Project ID	0		Total Value	631,543	631,543		69,469	Total Taxable	69,469 6,805.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660101379	HENDRIX, BRADFORD L &			3	602,486	0	66,273	6,492.00
2024	2024-660101379	HENDRIX, BRADFORD L &			3	672,003	0	70,594	6,782.00
2023	2023-660101379	HENDRIX, BRADFORD L &			3	611,199	0	67,232	6,300.00
2022	2022-660101379	VANTAGE POINTE HOMES LLC			3	72,002	0	7,920	776.00
2021	2021-660101379	VANTAGE POINTE HOMES LLC			3	72,002	0	7,920	766.00
2020	2020-660101379	VANTAGE POINTE HOMES LLC			3	863	0	95	9.00
2019	2019-660101379	SOC'S DEVELOPMENT LLC			3	863	0	95	9.00



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Lot Data		Square-Foot - NBHD 1011 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6323		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	27,542.00 x 2.70 = 74,363		
Factor Value			
Adjustments	1.3771		
Lot Value	102,403		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Stone 10% Veneer, Stone
Base/Total Area	2,792 / 3,489
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,792
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	1,175 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 3

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	535,787	153.56	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	389,570		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	105.05	Total Misc Impr	+ 28,067
Roofing Adj	+ 4.57	Garage Cost	+ 66,869
Subfloor Adj	+ -3.51	Total RCN	= 545,505
Heat/Cool Adj	+ 16.31	Depreciation ( 3%)	- 16,365
Plumbing Adj	+ 6.72	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 529,140
Adj Base Cost	= 129.14	Lot Value	+ 102,403
Total Area	x 3,489	Indicated Value	= 631,543
Adjusted Cost	= 450,569	Value Per SqFt	181.01

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	529,140		
Lot Value	102,403		
Indicated Value	631,543	181.01	Per SqFt
Agland Value			
Site Improvements			
Total Value	631,543	181.01	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	155265	514		514	31.27		16,073
PRCH	Slab Porch - Covered	155266	163		163	32.48		5,294
FPPF	Fireplace - Prefabricated			1	1	6,700.26		6,700



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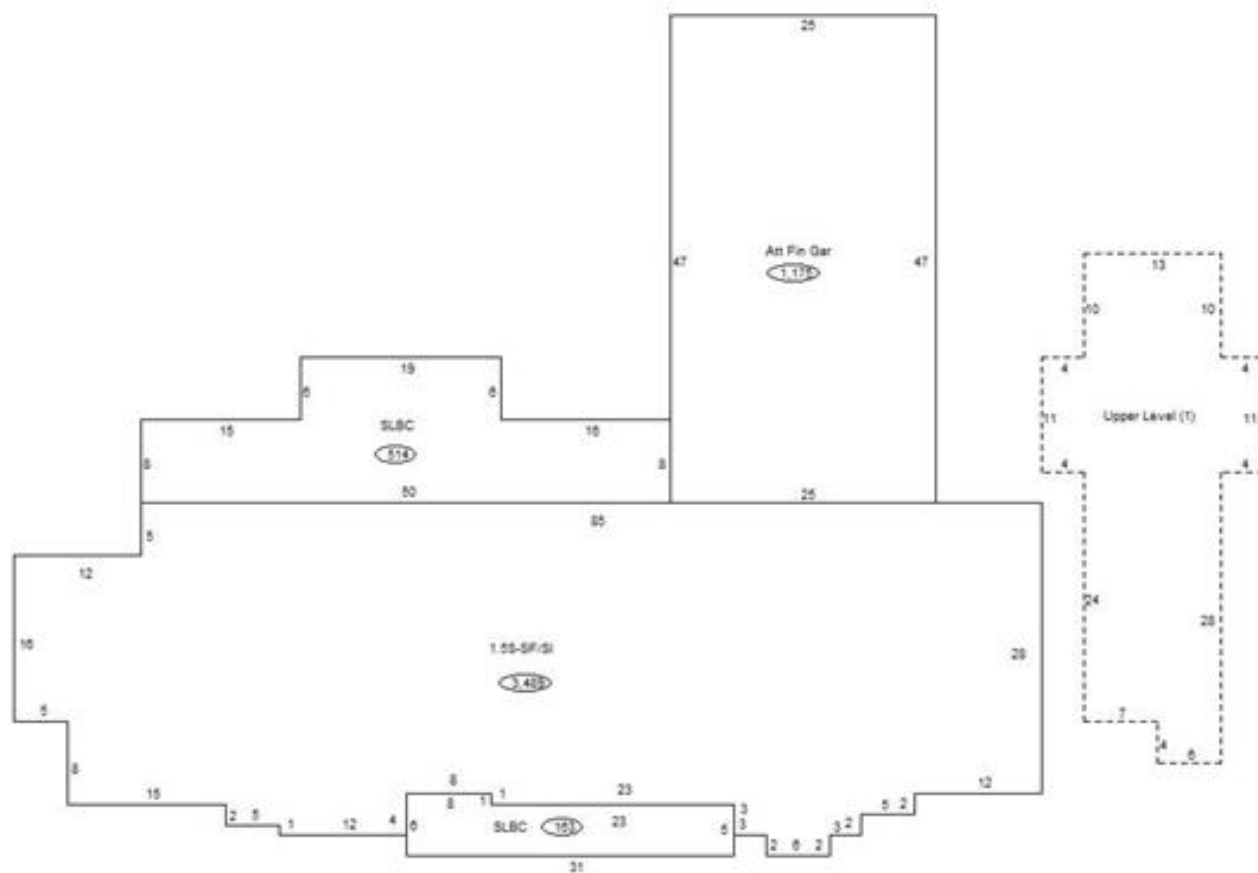
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### Sketch Image

660101379



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5S-SF/SI	2,792	1.250	3,489
2	G	5		13	Att Fin Gar	1,175	1.000	1,175
3	M	PRCH		13	SLBC	514	1.000	514
4	M	PRCH		13	SLBC	163	1.000	163
5	U	^UL		13	Upper Level (1)	697	1.000	697
<b>Total Building Area</b>						<b>2,792</b>		<b>3,489</b>