



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																												
Account 660101863 Parcel ID 21N15E-06-2-00000-000-0001 Cadastral ID 06-21-15-00538 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 315844 RIDDLE, JUSTIN & LINDA L REVOCABLE LIVING TRUST 9449 E 340 RD TALALA OK 74080-9675 Parcel Location Situs 19922 E 126TH ST N Subdivision Lot/Block / Parcel Size 2.95 - Acres Sec/Twn/Rng 6 / 21 / 15 / 2 Neighborhood 6060 - UNPLATTED School District S021 - OWASSO SCHOOLS																																																																																	
Legal Description Lat/Long: 36.33337215 -95.74976375 TR DESC AS COMM NW/C N2 N2 LOT 3; S00.4237W 923.65' TO POB; S00.4237W 390.33'; N89.5021E 329.96'; N00.4313E 389.39'; N89.5951W 330.01' TO POB																																																																																	
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>R21 000282</td> <td>R22- NEW 30X40 DTCH ACC BLDG</td> <td>07/2021</td> <td>10/2021</td> <td>3,800</td> </tr> <tr> <td>R19</td> <td>R20- SPLIT</td> <td>09/2018</td> <td>10/2019</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 000282	R22- NEW 30X40 DTCH ACC BLDG	07/2021	10/2021	3,800	R19	R20- SPLIT	09/2018	10/2019																																																
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Lot Data	Square-Foot - NBHD 6060 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	2.9506	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	128,528.00 x .59 = 75,692	
Factor Value		
Adjustments	1.0000	
Lot Value	75,692	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,974 / 2,974
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,974
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	899 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5



\\tsclient\C\Users\Randy Necessary\Pictures\101_0427\IMG_0006. 4/28/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	453,975	152.65	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	420,210		
Lot Value	75,692		
Indicated Value	495,902	166.75	Per SqFt
Agland Value			
Site Improvements	38,208		
Total Value	534,110	179.59	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	105.32	Total Misc Impr	+	24,901			
Roofing Adj	+ 5.02	Garage Cost	+	33,452			
Subfloor Adj	+ -3.22	Total RCN	=	442,326			
Heat/Cool Adj	+ 14.47	Depreciation (5%)	-	22,116			
Plumbing Adj	+ 7.52	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	420,210			
Adj Base Cost	= 129.11	Lot Value	+	75,692			
Total Area	x 2,974	Indicated Value	=	495,902			
Adjusted Cost	= 383,973	Value Per SqFt		166.75			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	143345	466		466	27.94		13,020
PRCH	SLAB PORCH - COVERED	143346	189		189	28.84		5,451
FPR1	FIREPLACE - RESIDENTIAL 1 STORY		1		1	6,429.63		6,430
SHLT	STORM SHELTER		1	2019	1	0.00		



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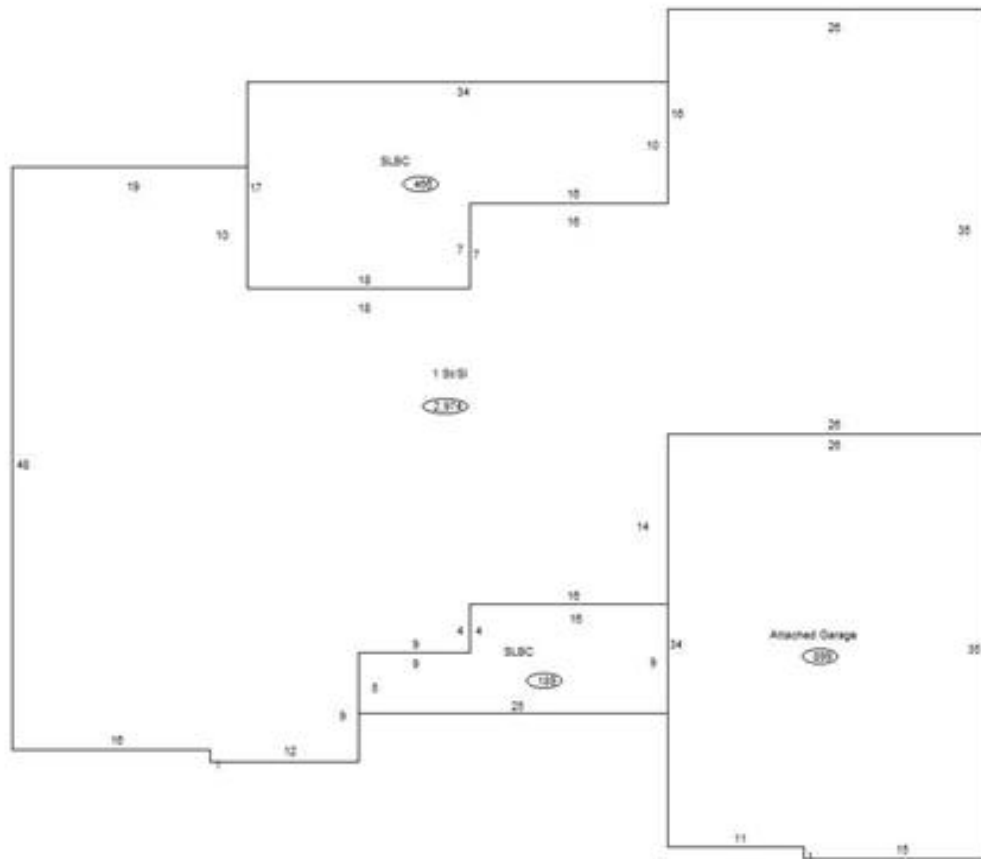
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	2,974	1.000	2,974
2	G	1		10	Attached Garage	899	1.000	899
3	M	PRCH		10	SLBC	466	1.000	466
4	M	PRCH		10	SLBC	189	1.000	189
Total Building Area						2,974		2,974



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	40x30x0			1,200
	Qual	2	Cond	Year	2021	Eff Age
	Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)
	Base Cost (31.84 x 1,200)		38,208		38,208	38,208
	STF	STG FAIR	0x0x0			
	Qual		Cond	Year		Eff Age
	Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)
	Base Cost (4.68 x)					