



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 660101969 Parcel ID 00000-00-0-330021-003-0006 Cadastral ID 31-21-15-05230 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 334654 BROADHURST, DAVID T & KIMBERLEE A TRUSTEES THE BROADHURST FAMILY TRUST 19571 E SLATE DR OWASSO OK 74055-0000				<p style="text-align: right; color: orange;">06/28/2022 12:57</p> <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0628\IMG_0083. 6/30/2022</p>																																																																					
Parcel Location Situs 19571 E SLATE DR Subdivision BOULDER POINT PHASE I Lot/Block 0006 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 31 / 21 / 15 / 5 Neighborhood 1074 - R-V01,3,4-SW OWASSO CATOOSA School District S021 - OWASSO SCHOOLS																																																																									
Legal Description Lat/Long: 36.25178345 -95.75499156 LOT 6 BLOCK 3 BOULDER POINT PHASE I				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>P21 000014</td> <td>R22- NEW POOL</td> <td>02/2021</td> <td>09/2021</td> <td>50,000</td> </tr> <tr> <td>R20 000396</td> <td>R22- NEW 2625 SQ FT SFR</td> <td>09/2020</td> <td>05/2021</td> <td>215,000</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	P21 000014	R22- NEW POOL	02/2021	09/2021	50,000	R20 000396	R22- NEW 2625 SQ FT SFR	09/2020	05/2021	215,000																																																	
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Lot Data		Square-Foot - NBHD 1074 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6341		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	LAND USE		0
Method	Square-Foot		
Base Lot Value	27,620.00 x 3.00 = 82,860		
Factor Value			
Adjustments	1.0000		
Lot Value	82,860		



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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	2,723 / 2,723
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,723
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	790 Attached Garage - Finished
Remodel	
Year/Eff Age	2021 / 4

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1	Test
Adjusted R	0.8445	
Indicated Value	419,745	154.15 Per SqFt

Direct Comparables

Selection Model	A	Adam Test
Adjustment Model	1	2022 Residential
Comparables	1	
Indicated Value	247,330	Per SqFt

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	392,781		
Lot Value	82,860		
Indicated Value	475,641	174.68	Per SqFt
Agland Value			
Site Improvements	30,000		
Total Value	505,641	185.69	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.03	Total Misc Impr	+ 20,272
Roofing Adj	+ 5.10	Garage Cost	+ 36,846
Subfloor Adj	+ -3.27	Total RCN	= 409,147
Heat/Cool Adj	+ 14.47	Depreciation (4%)	- 16,366
Plumbing Adj	+ 5.95	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 392,781
Adj Base Cost	= 129.28	Lot Value	+ 82,860
Total Area	x 2,723	Indicated Value	= 475,641
Adjusted Cost	= 352,029	Value Per SqFt	174.68

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	151049	6x6		36	29.42		1,059
PRCH	Slab Porch - Covered	151050	27x13		351	28.31		9,937
PATO	Slab Porch - Open	151051	269		269	10.58		2,846
FPR1	Fireplace - Residential 1 Story			1	1	6,429.63		6,430



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SG	SWIM-GUNITE	0x0x0			1
	Qual	Cond	Year	2021	Eff Age	
Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)	RCNLD
Base Cost (30,000.00 x 1)		30,000		30,000		30,000