



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 660104242 Parcel ID 000000-0-0-300110-001-0012 Cadastral ID 31-21-15-05720 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 7 - OWASSO/LIMESTONE FIRE Name ID 333675 GUILFOYLE, JOHN SKYLAR TRUSTEE GILLY REVOCABLE TRUST 6741 N GRANITE LN OWASSO OK 74055-0000																																																									
Parcel Location Situs 06741 N GRANITE LN Subdivision BOULDER POINT PHASE II Lot/Block 0012 / 0001 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 Lot/Long: 36.25167883 -95.75209357					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>R20 000214</td> <td>R22- NEW 2796 SQ FT SFR</td> <td>08/2020</td> <td>03/2021</td> <td>205,000</td> </tr> <tr> <td>P20 000038</td> <td>R22- NEW POOL</td> <td>08/2020</td> <td>03/2021</td> <td>70,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20 000214	R22- NEW 2796 SQ FT SFR	08/2020	03/2021	205,000	P20 000038	R22- NEW POOL	08/2020	03/2021	70,000																																	
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Lot Data		Square-Foot - NBHD 1074 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.8509		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	LAND USE		0
Method	Square-Foot		
Base Lot Value	37,063.00 x 3.00 = 111,189		
Factor Value			
Adjustments	1.0000		
Lot Value	111,189		



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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	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,704 / 2,704
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,704
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	693 Attached Garage - Unfinished
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	409,444	151.42	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	232,350 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.45	Total Misc Impr	+ 25,020
Roofing Adj	+ 5.10	Garage Cost	+ 25,939
Subfloor Adj	+ -3.28	Total RCN	= 407,941
Heat/Cool Adj	+ 14.47	Depreciation (4%)	- 16,318
Plumbing Adj	+ 8.28	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 391,623
Adj Base Cost	= 132.02	Lot Value	+ 111,189
Total Area	x 2,704	Indicated Value	= 502,812
Adjusted Cost	= 356,982	Value Per SqFt	185.95

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	391,623		
Lot Value	111,189		
Indicated Value	502,812	185.95	Per SqFt
Agland Value			
Site Improvements	30,000		
Total Value	532,812	197.05	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	149568	7x7		49	29.37		1,439
PRCH	SLAB PORCH - COVERED	149569	510		510	27.81		14,183
PATO	SLAB PORCH - OPEN	149570	13x13		169	12.21		2,063
PATO	SLAB PORCH - OPEN	149571	14x5		70	12.93		905
FPR1	FIREPLACE - RESIDENTIAL 1 STORY		1		1	6,429.63		6,430



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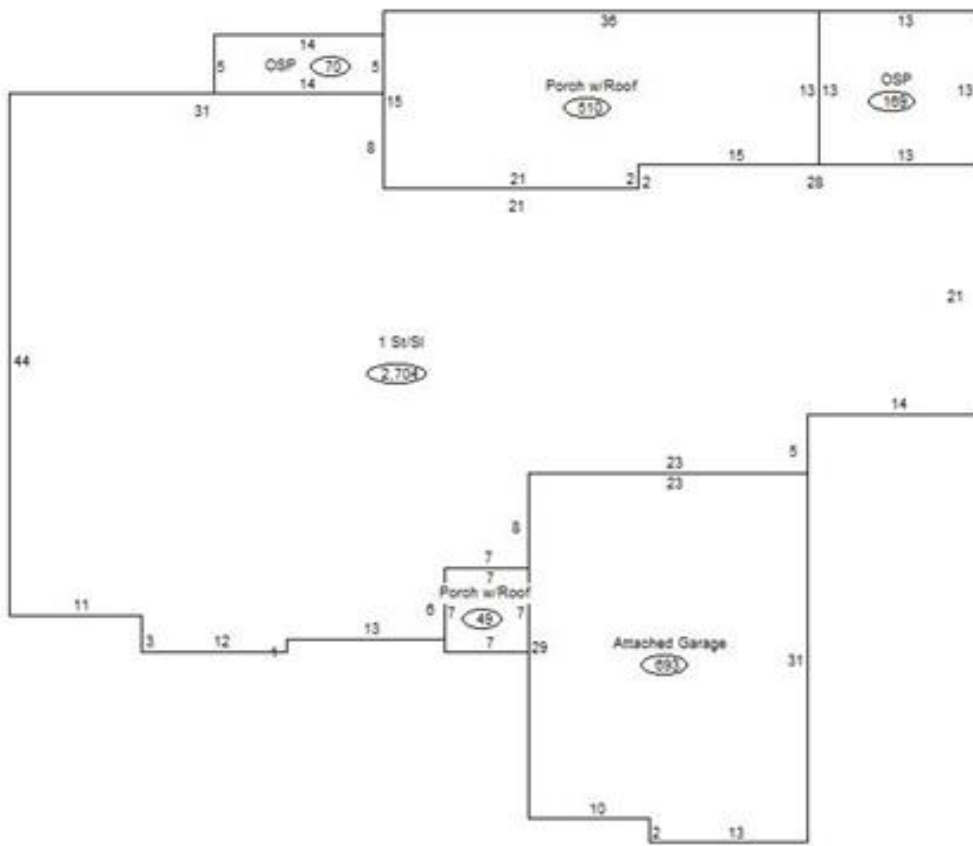
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,704	1.000	2,704
2	G	1		13	Attached Garage	693	1.000	693
3	M	PRCH		13	SLBC	49	1.000	49
4	M	PRCH		13	SLBC	510	1.000	510
5	M	PATO		13	Open Slab	169	1.000	169
6	M	PATO		13	Open Slab	70	1.000	70
Total Building Area						2,704		2,704



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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