



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 660104314 Parcel ID 000000-0-0-000637-001-0011 Cadastral ID 10-21-14-08710 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 336986 TURNER, FLOYCE C & MARILYN R FAMILY TRUST 10838 N 158TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 10838 N 158TH E AVE Subdivision PRESTIGE POND Lot/Block 0011 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS																																																									
Legal Description Lot/Long: 36.31106870 -95.79823318																																																									
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 000160 R23-</td> <td>NEW 2489 SQ FT SFR</td> <td>04/2021</td> <td>02/2022</td> <td>330,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 000160 R23-	NEW 2489 SQ FT SFR	04/2021	02/2022	330,000																																						
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Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5172		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	22,531.00 x 4.21 = 94,881		
Factor Value			
Adjustments	1.0000		
Lot Value	94,881		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	90% Masonry, Brick/Stone 10% Veneer, Stone
Base/Total Area	2,419 / 2,419
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,419
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	712 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
Adjusted R	0.8445
Indicated Value	389,385 160.97 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	485,380 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	376,754
Lot Value	94,881
Indicated Value	471,635 194.97 Per SqFt
Agland Value	
Site Improvements	
Total Value	471,635 194.97 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	113.80	Total Misc Impr	+ 15,261
Roofing Adj	+ 5.84	Garage Cost	+ 40,605
Subfloor Adj	+ -4.61	Total RCN	= 388,406
Heat/Cool Adj	+ 16.31	Depreciation (3%)	- 11,652
Plumbing Adj	+ 6.13	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 376,754
Adj Base Cost	= 137.47	Lot Value	+ 94,881
Total Area	x 2,419	Indicated Value	= 471,635
Adjusted Cost	= 332,540	Value Per SqFt	194.97

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	153577	259		259	32.07		8,306
PRCH	Slab Porch - Covered	153578	18x12		216	32.20		6,955



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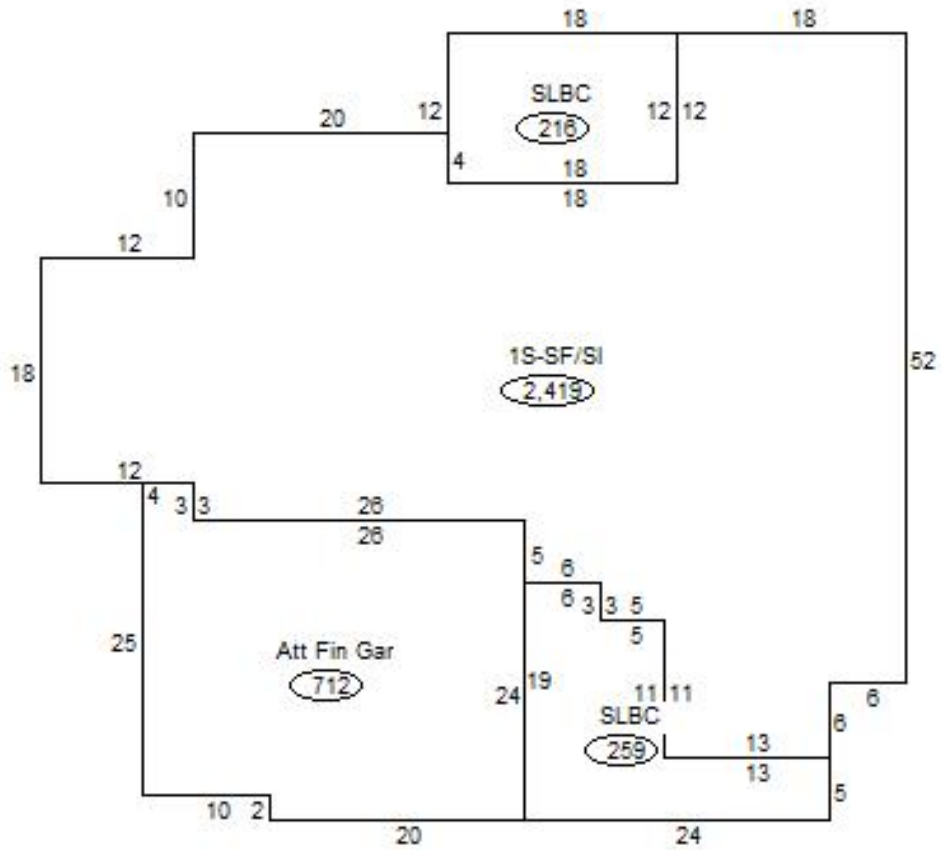
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Sketch Image

660104314



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,419	1.000	2,419
2	G	5		20	Att Fin Gar	712	1.000	712
3	M	PRCH		20	SLBC	259	1.000	259
4	M	PRCH		20	SLBC	216	1.000	216
Total Building Area						2,419		2,419