



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data					Primary Image																																																																
Account 660104321 Parcel ID 000000-0-0-000637-003-0005 Cadastral ID 10-21-14-08780 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 343319 BRISOLARA, AMMON & LINDSEY 16012 E 106TH PL N OWASSO OK 74055-0000 Parcel Location Situs 16012 E 106TH PL N Subdivision PRESTIGE POND Lot/Block 0005 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 10 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>660104321_001.JPG 8/28/2024</p>																																																																
Legal Description Lot/Long: 36.30849313 -95.79471059 LOT 5 BLOCK 3 PRESTIGE POND																																																																					
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Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6444		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	28,070.00 x 4.21 = 118,206		
Factor Value			
Adjustments	0.8037		
Lot Value	95,000		



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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	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	2,632 / 2,856
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,632
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	715 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	102.81	Total Misc Impr	+ 12,519				
Roofing Adj	+ 5.31	Garage Cost	+ 40,748				
Subfloor Adj	+ -4.18	Total RCN	= 420,177				
Heat/Cool Adj	+ 16.31	Depreciation (2%)	- 8,404				
Plumbing Adj	+ 8.22	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 411,773				
Adj Base Cost	= 128.47	Lot Value	+ 95,000				
Total Area	x 2,856	Indicated Value	= 506,773				
Adjusted Cost	= 366,910	Value Per SqFt	177.44				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	411,773		
Lot Value	95,000		
Indicated Value	506,773	177.44	Per SqFt
Agland Value			
Site Improvements			
Total Value	506,773	177.44	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPPF	Fireplace - Prefabricated	0		1	1	6,700.26		6,700
PATC	Patio - Covered	160951	204		204	23.01		4,694
PRCH	Porch	160952	34		34	33.09		1,125

