



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:12:25
Page 1

Assessment Data					Primary Image																																																																
Account 660104327 Parcel ID 000000-0-0-000637-004-0006 Cadastral ID 10-21-14-08840 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 335671 LAMBERT, CHRISTA & MICHAEL 10723 N 159TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 10723 N 159TH E AVE Subdivision PRESTIGE POND Lot/Block 0006 / 0004 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: 36.31003815 -95.79681379 LOT 6 BLOCK 4 PRESTIGE POND																																																																					
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Page 2

Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5137		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	22,377.00 x 4.21 = 94,232		
Factor Value			
Adjustments	1.0000		
Lot Value	94,232		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4.5 - Good
Architecture	
Style	100% One Story
Exterior Wall	90% Frame, Stucco 10% Masonry, Concrete Block
Base/Total Area	2,271 / 2,271
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,271
Fixture/RghIn	/
Bed/F/H Bath	2 / 2.0 / 1.0
Basement Area	
Garage Type	991 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	
Adusted R	0.8445		
Indicated Value	427,655	188.31	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	528,480		Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	113.26	Total Misc Impr	+ 23,050
Roofing Adj	+ 6.28	Garage Cost	+ 60,124
Subfloor Adj	+ -4.62	Total RCN	= 403,112
Heat/Cool Adj	+ 17.38	Depreciation (3%)	- 12,093
Plumbing Adj	+ 8.58	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 391,019
Adj Base Cost	= 140.88	Lot Value	+ 94,232
Total Area	x 2,271	Indicated Value	= 485,251
Adjusted Cost	= 319,938	Value Per SqFt	213.67

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	391,019		
Lot Value	94,232		
Indicated Value	485,251	213.67	Per SqFt
Agland Value			
Site Improvements			
Total Value	485,251	213.67	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	155296	6x4		24	36.60		878
PRCH	Slab Porch - Covered	155297	13x12		156	35.95		5,608
PRCH	Slab Porch - Covered	155298	16x5		80	36.38		2,910
PRCH	Slab Porch - Covered	155299	14x13		182	35.78		6,512
FPPF	Fireplace - Prefabricated			1	1	7,141.75		7,142



Rogers

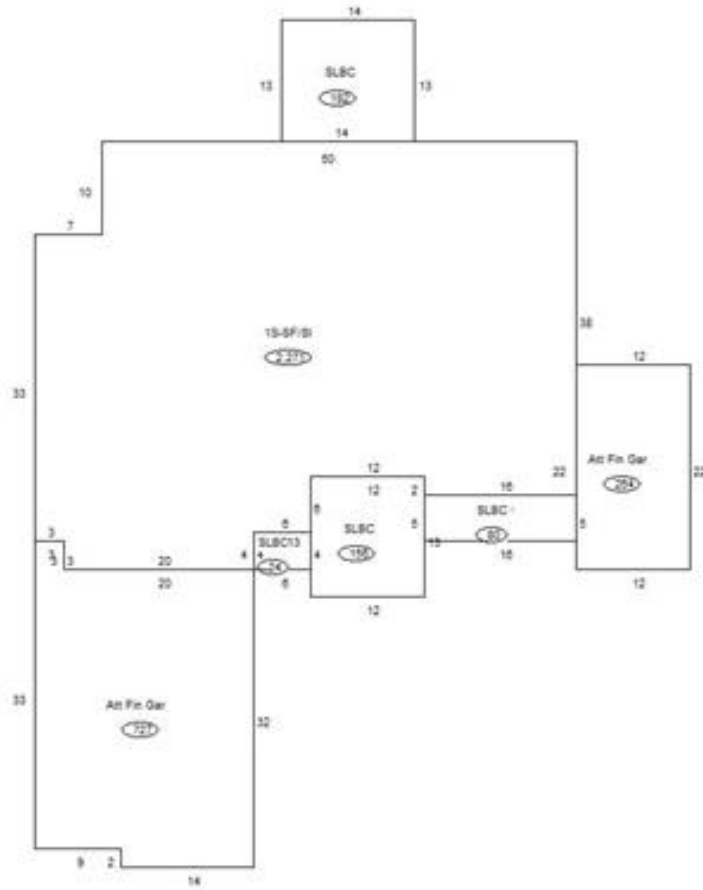
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 Page 3

Sketch Image

660104327



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,271	1.000	2,271
2	G	5		13	Att Fin Gar	727	1.000	727
3	G	5		13	Att Fin Gar	264	1.000	264
4	M	PRCH		13	SLBC	24	1.000	24
5	M	PRCH		13	SLBC	156	1.000	156
6	M	PRCH		13	SLBC	80	1.000	80
7	M	PRCH		13	SLBC	182	1.000	182
Total Building Area						2,271		2,271