




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:16:49
Page 1

Assessment Data					Primary Image																																																				
Account 660104540 Parcel ID 00000-0-0-0000778-003-0017 Cadastral ID 34-21-14-02650 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 343608 ROBERTS, CARIE & BRANDON SCOTT MCLAREN 15909 E 75TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15909 E 75TH ST N Subdivision STONE CREEK OF OWASSO Lot/Block 0017 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>\\tsclient\T\ROB STUFF\2023-11-16\IMG_0019.JPG 11/16/2023</p>																																																				
Legal Description Lot/Long: 36.26290068 -95.79597709 LOT 17 BLOCK 3 STONE CREEK OF OWASSO																																																									
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2033		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	8,856.00 x 5.30 = 46,937		
Factor Value			
Adjustments	2.1528		
Lot Value	101,045		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	70% Veneer, Stone 30% Frame, Siding, Wood
Base/Total Area	2,030 / 2,030
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,030
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	470 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 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	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	280,195		
Lot Value	101,045		
Indicated Value	381,240	187.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	381,240	187.80	Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	108.54	Total Misc Impr	+	4,329
Roofing Adj	+ 4.68	Garage Cost	+	19,044
Subfloor Adj	+ -2.19	Total RCN	=	285,913
Heat/Cool Adj	+ 12.64	Depreciation (2%)	-	5,718
Plumbing Adj	+ 5.66	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	280,195
Adj Base Cost	= 129.33	Lot Value	+	101,045
Total Area	x 2,030	Indicated Value	=	381,240
Adjusted Cost	= 262,540	Value Per SqFt		187.80

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	158932	5x5		25	26.85		671
PRCH	Slab Porch - Covered	158933	16x6		96	26.63		2,556
PATO	Slab Porch - Open	158934	16x6		96	11.48		1,102

