



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 660105537 Parcel ID 000000-0003-010-0-000-00 Cadastral ID 27-21-14-07660 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 343758 NELMS, MARK AUSTEN & SHANNON RAYE NELMS & TINA MARIE FOSTER 7919 N 146TH E AVE OWASSO OK 74055-0000																																																						
Parcel Location Situs 07919 N 146TH E AVE Subdivision PRESLEY HOLLOW Lot/Block 0010 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 21 / 14 / 5 Neighborhood 1087 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS										660105537_001.JPG 3/21/2024																																												
Legal Description Lot/Long: 36.26919156 -95.81017487				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>R23 827</td> <td>R24 NEW SFR 2000 SQ FT</td> <td>09/2023</td> <td>03/2024</td> <td>185,100</td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R23 827	R24 NEW SFR 2000 SQ FT	09/2023	03/2024	185,100																																			
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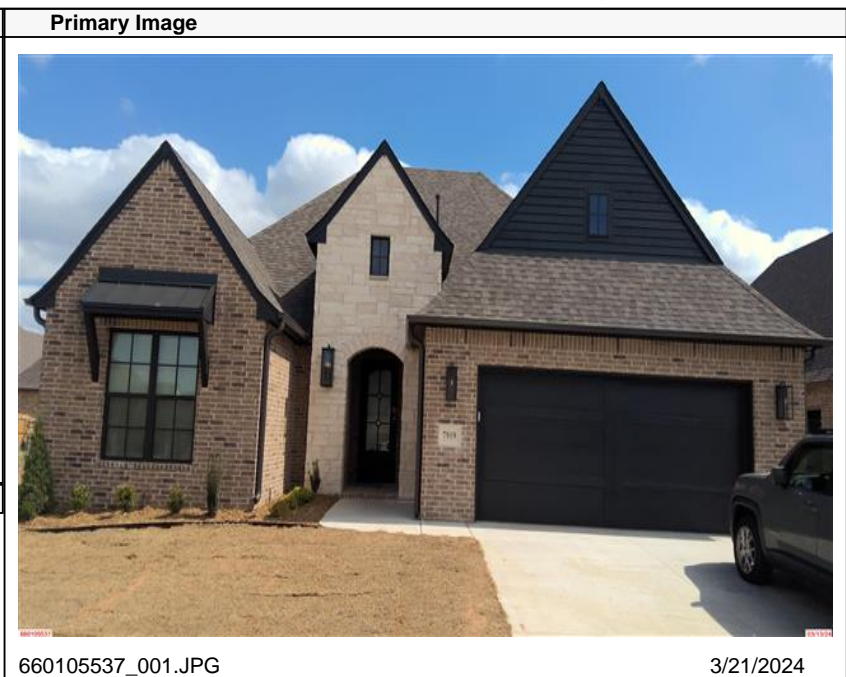
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Lot Data		Square-Foot - NBHD 1087 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1408		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	6,132.00 x 6.00 = 36,792		
Factor Value			
Adjustments	2.9660		
Lot Value	109,126		



Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,988 / 1,988
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,988
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	446 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 1

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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	117.05	Total Misc Impr	+ 17,328
Roofing Adj	+ 6.06	Garage Cost	+ 27,960
Subfloor Adj	+ -4.62	Total RCN	= 328,101
Heat/Cool Adj	+ 16.31	Depreciation (1%)	- 3,281
Plumbing Adj	+ 7.46	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 324,820
Adj Base Cost	= 142.26	Lot Value	+ 109,126
Total Area	x 1,988	Indicated Value	= 433,946
Adjusted Cost	= 282,813	Value Per SqFt	218.28

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	324,820		
Lot Value	109,126		
Indicated Value	433,946	218.28	Per SqFt
Agland Value			
Site Improvements			
Total Value	433,946	218.28	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	159799	7x6		42	33.06		1,389
PRCH	Slab Porch - Covered	159800	289		289	31.97		9,239
FPPF	Fireplace - Prefabricated			2024	1	6,700.26		6,700



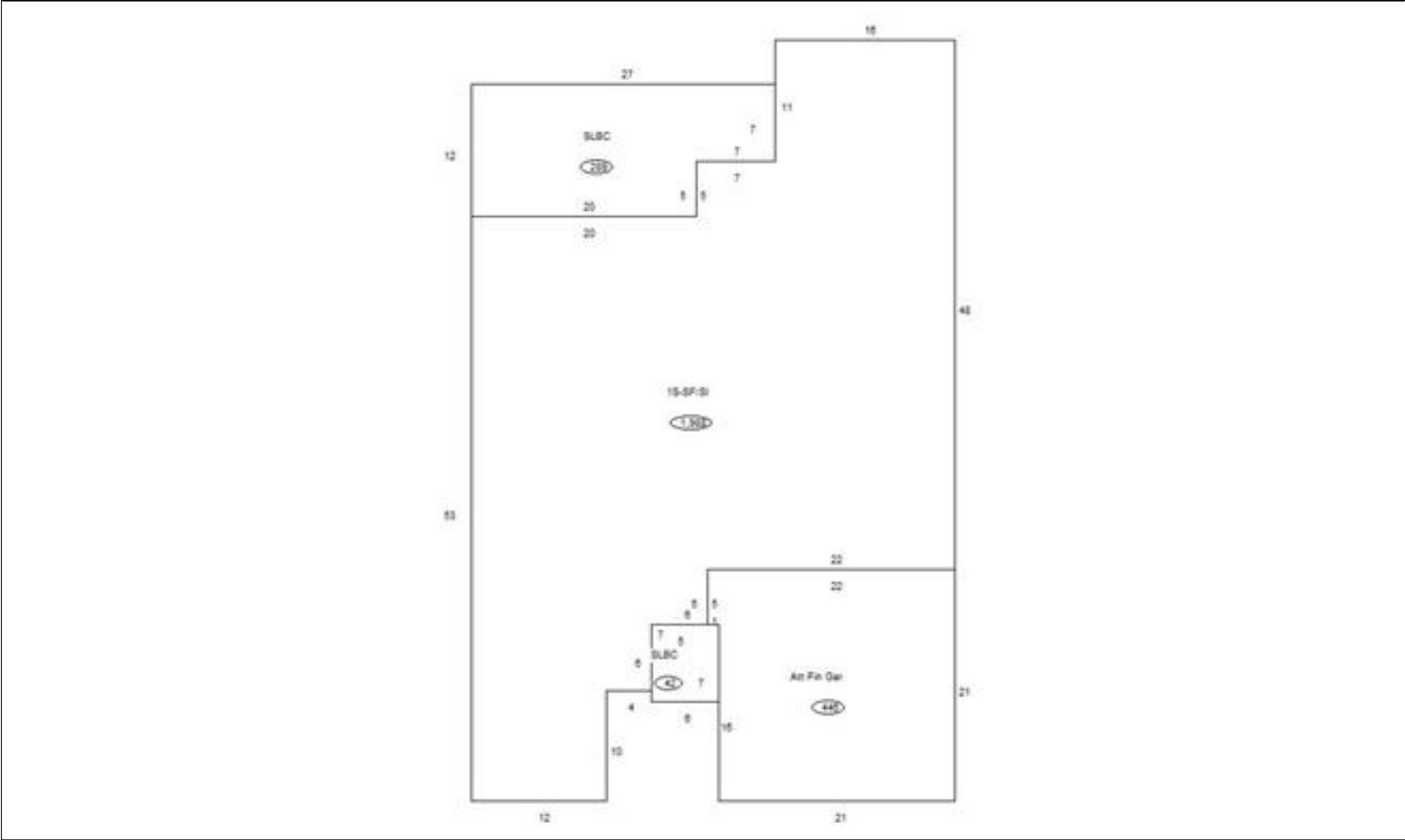
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	1,988	1.000	1,988
2	G	5		10	Att Fin Gar	446	1.000	446
3	M	PRCH		10	SLBC	42	1.000	42
4	M	PRCH		10	SLBC	289	1.000	289
Total Building Area						1,988		1,988