



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 660105563 Parcel ID 000000-0006-005-0-000-00 Cadastral ID 27-21-14-07920 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 338093 CALHOUN, JOYCE RODRIGUEZ 7716 N 147TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07716 N 147TH E AVE Subdivision PRESLEY HOLLOW Lot/Block 0005 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 21 / 14 / 5 Neighborhood 1087 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS																																																						
Legal Description Lot/Long: 36.26594215 -95.80975208										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 0817X</td> <td>R23- NEW 2591 SQ FT SFR</td> <td>08/2021</td> <td>08/2022</td> <td>180,345</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R21 0817X	R23- NEW 2591 SQ FT SFR	08/2021	08/2022	180,345																														
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Lot Data		Square-Foot - NBHD 1087 #1	Primary Image
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.211		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	9,190.00 x 6.00 = 55,140		
Factor Value			
Adjustments	1.2415		
Lot Value	68,457		

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,658 / 2,658
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,658
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	637 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2



\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-11\IMG_0029.JF 8/16/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	406,141	152.80	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	317,430		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	385,438		
Lot Value	68,457		
Indicated Value	453,895	170.77	Per SqFt
Agland Value			
Site Improvements			
Total Value	453,895	170.77	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	103.75	Total Misc Impr	+	15,780			
Roofing Adj	+ 5.34	Garage Cost	+	36,901			
Subfloor Adj	+ -4.13	Total RCN	=	393,304			
Heat/Cool Adj	+ 16.31	Depreciation (2%)	-	7,866			
Plumbing Adj	+ 6.88	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	385,438			
Adj Base Cost	= 128.15	Lot Value	+	68,457			
Total Area	x 2,658	Indicated Value	=	453,895			
Adjusted Cost	= 340,623	Value Per SqFt		170.77			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154609	6x5		30	33.10		993
PRCH	Slab Porch - Covered	154610	252		252	32.09		8,087
FPPF	Fireplace - Prefabricated			2023	1	6,700.26		6,700



Rogers

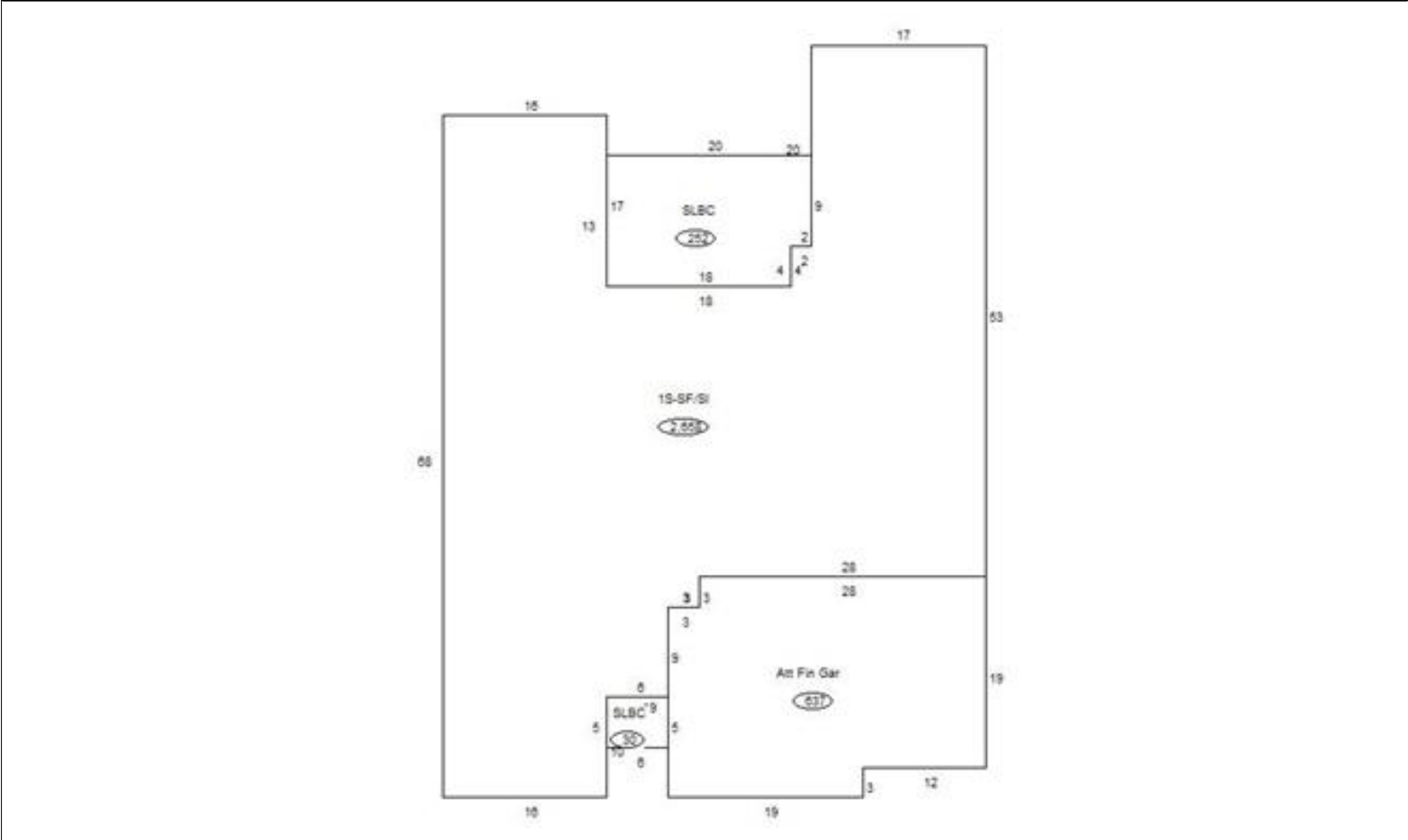
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,658	1.000	2,658
2	G	5		13	Att Fin Gar	637	1.000	637
3	M	PRCH		13	SLBC	30	1.000	30
4	M	PRCH		13	SLBC	252	1.000	252
Total Building Area						2,658		2,658