




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 660105790 Parcel ID 000000-0006-013-0-000-00 Cadastral ID 01-20-14-04490 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 338509 KILLIGREW, KEVIN A & JENNIFER 6400 N DOGWOOD TRAIL OWASSO OK 74055-0000 Parcel Location Situs 06400 N DOGWOOD TRL Subdivision HIGHLAND MEADOWS AT STONE CANYON Lot/Block 0013 / 0006 Parcel Size 1 - Lots Sec/Twn/Rng 1 / 20 / 14 / 5 Neighborhood 1041 - R-V01,4-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-24\IMG_0009.JF 8/24/2022</p>																																																	
Legal Description Lat/Long: 36.24648833 -95.77102235 LOT 13 BLOCK 6 HIGHLAND MEADOWS AT STONE CANYON																																																						
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Lot Data		Square-Foot - NBHD 1041 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6333		
Topography			
Street Access			
Utilities			
Amenities	LOT TYPE		0
	GATED		0
Method	Square-Foot		
Base Lot Value	27,588.00 x 4.35 = 120,008		
Factor Value			
Adjustments	2.3332		
Lot Value	280,003		



\\tsclient\X\Rob Stuff\ROBS NEW CONST\2022-8-24\IMG_0009.JF 8/24/2022

Residential Data	
Type	1 Single Family Residence
Condition	5 - Very Good
Quality	5 - Very Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Stucco
Base/Total Area	3,280 / 3,280
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,280
Fixture/RghIn	/
Bed/F/H Bath	4 / 3.0 / 1.0
Basement Area	
Garage Type	795 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 2

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	AO3	Residential	
Adusted R	0.8747		
Indicated Value	884,809	269.76	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	646,420 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	112.49	Total Misc Impr	+ 33,062
Roofing Adj	+ 6.32	Garage Cost	+ 51,214
Subfloor Adj	+ -4.29	Total RCN	= 546,953
Heat/Cool Adj	+ 18.45	Depreciation (2%)	- 10,939
Plumbing Adj	+ 8.09	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 536,014
Adj Base Cost	= 141.06	Lot Value	+ 280,003
Total Area	x 3,280	Indicated Value	= 816,017
Adjusted Cost	= 462,677	Value Per SqFt	248.79

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	536,014		
Lot Value	280,003		
Indicated Value	816,017	248.79	Per SqFt
Agland Value			
Site Improvements	260,743		
Total Value	1,076,760	328.28	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154853	10x9		90	37.02		3,332
PRCH	Slab Porch - Covered	154854	9x2		18	37.28		671
PRCH	Slab Porch - Covered	154855	425		425	35.49		15,083
FPR1	Fireplace - Residential 1 Story			1	1	8,198.48		8,198
ODFP	Outdoor Fireplace/Firepit			1	2022	5,778.25		5,778



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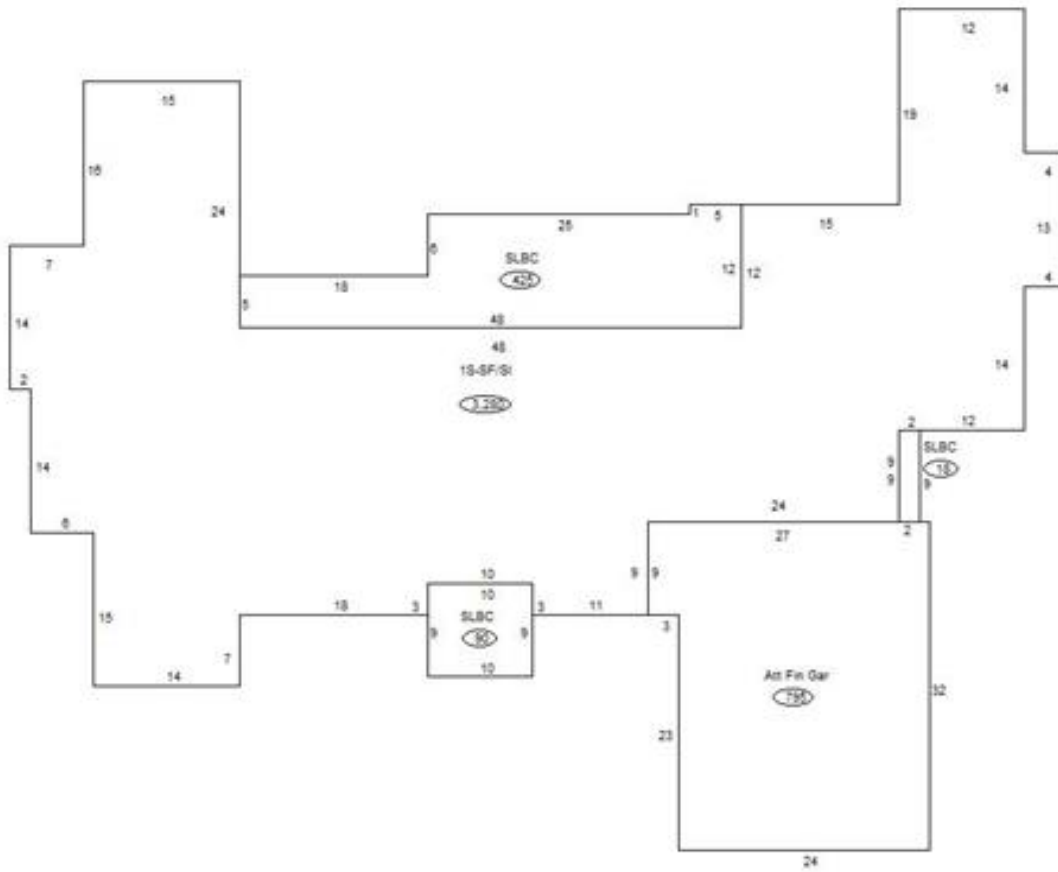
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Sketch Image

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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	3,280	1.000	3,280
2	G	5		13	Att Fin Gar	795	1.000	795
3	M	PRCH		13	SLBC	90	1.000	90
4	M	PRCH		13	SLBC	18	1.000	18
5	M	PRCH		13	SLBC	425	1.000	425
Total Building Area						3,280		3,280



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground	24x38x8	Concrete		912
	Qual	6	Cond 6	Year 2025	Eff Age 0	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (65.21 x 912)		59,472	59,472		59,472
	PLHR	Pool House - Residential	19x80x10	Concrete	Composition Shingle	1,442
	Qual	5	Cond 5	Year 2025	Eff Age 0	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (126.62 x 1,442)		182,586	182,586		182,586
	PATC	Patio - Covered	19x70x10	Concrete	Composition Shingle	905
	Qual	4	Cond 3	Year 2025	Eff Age 1	
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (17.92 x 905)		16,218	16,218	811	15,407
	PATC	Patio - Covered	4x4x10	Concrete	Composition Shingle	16
	Qual	4	Cond 3	Year 2025	Eff Age 1	
	Valuation Summary		Modifier Total	RCN	Depr (5% Phys/ % Func)	RCNLD
	Base Cost (23.92 x 16)		383	383	19	364
	ODRK	ODRK	4x12x0	Concrete		1
	Qual	3	Cond 3	Year 2025	Eff Age 1	
	Valuation Summary		Modifier Total	RCN	Depr (6% Phys/ % Func)	RCNLD
	Base Cost (3,100.00 x 1)		3,100	3,100	186	2,914