




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:35:17
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Assessment Data					Primary Image																																																	
Account 660105812 Parcel ID 000000-0001-011-0-000-00 Cadastral ID 34-21-14-00420 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 348720 JOHNSTON, JESSE MILES 7414 N 154TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07414 N 154TH E AVE Subdivision HAWK'S LANDING Lot/Block 0011 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>660105812_001.JPG 9/8/2025</p>																																																	
Legal Description Lot/Long: 36.26201479 -95.80300637 LOT 11 BLOCK 1 HAWK'S LANDING																																																						
Exemptions					Building Permits																																																	
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Lot Data	- HAWK'S LANDING DEV DEF		Primary Image
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.1824		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method			
Base Lot Value	1.00 x 28,571.00 = 28,571		
Factor Value			
Adjustments	1.8057		
Lot Value	51,591		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry 25% Frame, Siding, Wood
Base/Total Area	2,036 / 2,036
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,036
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	360 Attached Garage - Finished
Remodel	
Year/Eff Age	2025 / 1



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	104.99	Total Misc Impr	+ 4,394
Roofing Adj	+ 4.68	Garage Cost	+ 15,710
Subfloor Adj	+ -2.19	Total RCN	= 276,172
Heat/Cool Adj	+ 12.64	Depreciation (1%)	- 2,762
Plumbing Adj	+ 5.65	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 273,410
Adj Base Cost	= 125.77	Lot Value	+ 51,591
Total Area	x 2,036	Indicated Value	= 325,001
Adjusted Cost	= 256,068	Value Per SqFt	159.63

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	273,410		
Lot Value	51,591		
Indicated Value	325,001	159.63	Per SqFt
Agland Value			
Site Improvements			
Total Value	325,001	159.63	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	173637	12x7		84	26.66		2,239
PATC	Patio - Covered	173638	18x6		108	19.95		2,155



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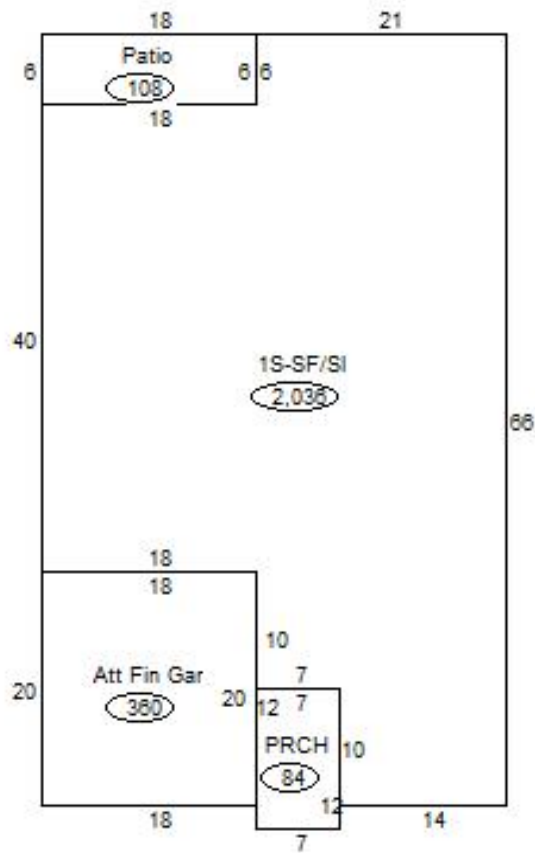
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Sketch Image

660105812



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	2,036	1.000	2,036
2	G	5		20	Att Fin Gar	360	1.000	360
3	M	PRCH		20	PRCH	84	1.000	84
4	M	PATC		20	Patio	108	1.000	108
Total Building Area						2,036		2,036