



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:35:32
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Assessment Data					Primary Image																																																	
Account 660105820 Parcel ID 000000-0001-019-0-000-00 Cadastral ID 34-21-14-00500 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 347708 LORA, JOHANNA & ELISA CAROLINA JAIME 15402 E 74TH ST N OWASSO OK 74055-0000 Parcel Location Situs 15402 E 74TH ST N Subdivision HAWK'S LANDING Lot/Block 0019 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>660105820_001.JPG 9/8/2025</p>																																																	
Legal Description Lot/Long: 36.26046711 -95.80241746																																																						
LOT 19 BLOCK 1 HAWK'S LANDING					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>R25 209X</td> <td>NEW SFR 1796 SQ FT</td> <td>03/2025</td> <td>09/2025</td> <td>179,250</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R25 209X	NEW SFR 1796 SQ FT	03/2025	09/2025	179,250																																			
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2707		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	11,791.00 x 5.30 = 62,492		
Factor Value			
Adjustments	1.1581		
Lot Value	72,372		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Veneer, Masonry
Base/Total Area	1,793 / 1,793
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,793
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	380 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	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	243,640		
Lot Value	72,372		
Indicated Value	316,012	176.25	Per SqFt
Agland Value			
Site Improvements			
Total Value	316,012	176.25	Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	104.87	Total Misc Impr	+	3,052
Roofing Adj	+ 4.81	Garage Cost	+	16,378
Subfloor Adj	+ -2.31	Total RCN	=	246,101
Heat/Cool Adj	+ 12.64	Depreciation (1%)	-	2,461
Plumbing Adj	+ 6.41	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	243,640
Adj Base Cost	= 126.42	Lot Value	+	72,372
Total Area	x 1,793	Indicated Value	=	316,012
Adjusted Cost	= 226,671	Value Per SqFt		176.25

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	173607	9x6		54	26.76		1,445
PATC	Patio - Covered	173608	10x8		80	20.09		1,607



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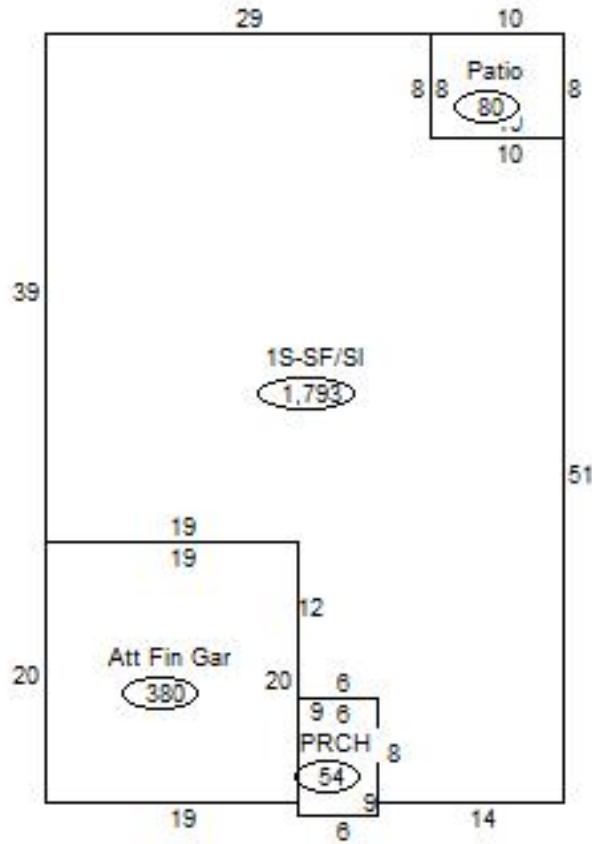
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,793	1.000	1,793
2	G	5		20	Att Fin Gar	380	1.000	380
3	M	PRCH		20	PRCH	54	1.000	54
4	M	PATC		20	Patio	80	1.000	80
Total Building Area						1,793		1,793