



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:35:56  
Page 1

Assessment Data					Primary Image																																																																
<b>Account</b> 660105833 <b>Parcel ID</b> 000000-0002-010-0-000-00 <b>Cadastral ID</b> 34-21-14-00630 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 4 <b>Tax Area</b> 40 - OWASSO CITY <b>Name ID</b> 347129 ROGERS, ANDREW & ERICKA BERRY  7417 N 154TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 07417 N 154TH E AVE <b>Subdivision</b> HAWK'S LANDING <b>Lot/Block</b> 0010 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 34 / 21 / 14 / 5 <b>Neighborhood</b> 1059 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>660105833_001.JPG 6/3/2025</p>																																																																
<b>Legal Description</b> Lat/Long: 36.26218799 -95.80237692 LOT 10 BLOCK 2 HAWK'S LANDING																																																																					
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Lot Data		Square-Foot - NBHD 1059 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2011		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	8,762.00 x 5.30 = 46,439		
Factor Value			
Adjustments	1.5709		
Lot Value	72,951		



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	1,858 / 1,858
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,858
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	

Cost Approach				Manual : 01/2025			
Base Cost	107.10	Total Misc Impr	+ 4,654				
Roofing Adj	+ 4.77	Garage Cost	+ 16,378				
Subfloor Adj	+ -2.27	Total RCN	= 259,655				
Heat/Cool Adj	+ 12.64	Depreciation ( 1%)	- 2,597				
Plumbing Adj	+ 6.19	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 257,058				
Adj Base Cost	= 128.43	Lot Value	+ 72,951				
Total Area	x 1,858	Indicated Value	= 330,009				
Adjusted Cost	= 238,623	Value Per SqFt	177.62				

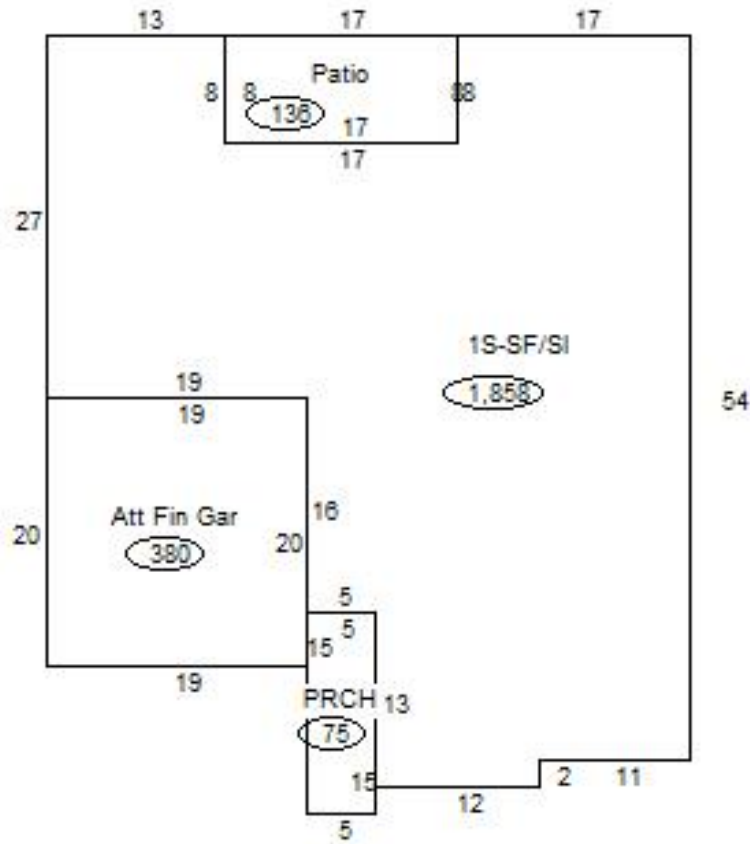
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	257,058		
Lot Value	72,951		
Indicated Value	330,009	177.62	Per SqFt
Agland Value			
Site Improvements			
Total Value	330,009	177.62	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	172231	15x5		75	26.69		2,002
PATC	Patio - Covered	172232	17x8		136	19.50		2,652



Sketch Image

660105833



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,858	1.000	1,858
2	G	5		20	Att Fin Gar	380	1.000	380
3	M	PRCH		20	PRCH	75	1.000	75
4	M	PATC		20	Patio	136	1.000	136
<b>Total Building Area</b>						1,858		1,858