




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 660105857 Parcel ID 000000-0003-002-0-000-00 Cadastral ID 34-21-14-00870 Property Type REAL - Real Property Property Class URP VI Area 4 Tax Area 40 - OWASSO CITY Name ID 345285 EVARTT, JOEL MILES & BETHANY 7515 N 155TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 07515 N 155TH E AVE Subdivision HAWK'S LANDING Lot/Block 0002 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 34 / 21 / 14 / 5 Neighborhood 1059 - R-V04-SW OWASSO School District S021 - OWASSO SCHOOLS					 <p>660105857 08/20/24</p> <p>660105857_001.JPG 8/28/2024</p>																																																																
Legal Description Lat/Long: 36.26358156 -95.80115260 LOT 2 BLOCK 3 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	0.1979		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	8,619.00 x 5.30 = 45,681		
Factor Value			
Adjustments	1.9687		
Lot Value	89,932		



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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 25% Frame, Siding, Wood
Base/Total Area	1,838 / 1,838
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,838
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	464 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

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	107.34	Total Misc Impr	+	5,531
Roofing Adj	+ 4.78	Garage Cost	+	18,871
Subfloor Adj	+ -2.29	Total RCN	=	260,989
Heat/Cool Adj	+ 12.64	Depreciation (2%)	-	5,220
Plumbing Adj	+ 6.25	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	255,769
Adj Base Cost	= 128.72	Lot Value	+	89,932
Total Area	x 1,838	Indicated Value	=	345,701
Adjusted Cost	= 236,587	Value Per SqFt		188.09

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	255,769		
Lot Value	89,932		
Indicated Value	345,701	188.09	Per SqFt
Agland Value			
Site Improvements			
Total Value	345,701	188.09	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	160866	13x5		65	26.73		1,737
PATC	Patio - Covered	160867	26x8		208	18.24		3,794



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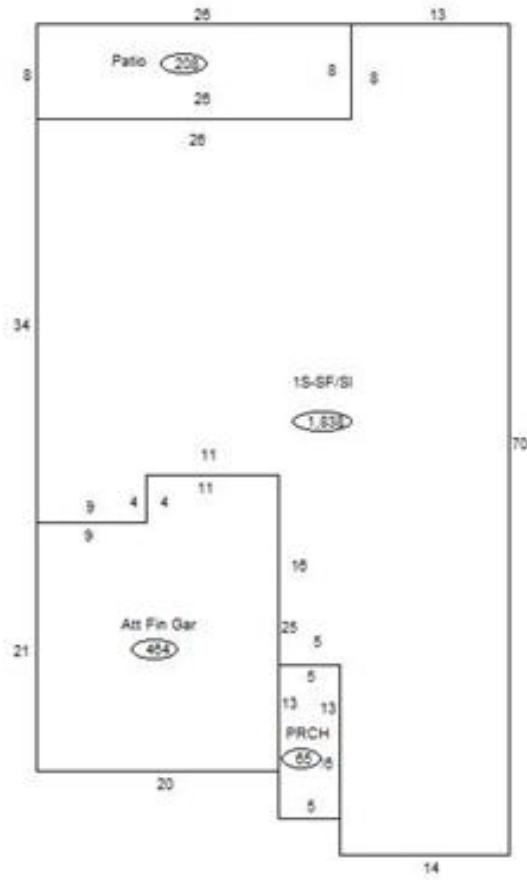
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Sketch Image

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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	1,838	1.000	1,838
2	G	5		13	Att Fin Gar	464	1.000	464
3	M	PRCH		13	PRCH	65	1.000	65
4	M	PATC		13	Patio	208	1.000	208
Total Building Area						1,838		1,838