



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 660109135 Parcel ID 000959-0003-004-0-000-00 Cadastral ID 14-21-14-04190 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 3 - OWASSO RURAL/NO FIRE Name ID 348736 PEUGH, DEVIN & SHEA 10203 N 164TH E AVE OWASSO OK 74055-0000 Parcel Location Situs 10203 N 164TH E AVE Subdivision WOODLANDS AT ELM CREEK BLOCKS 1-5 (THE) Lot/Block 0004 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 14 / 21 / 14 / 5 Neighborhood 1042 - R-V03-SW OWASSO School District S021 - OWASSO SCHOOLS					<p>660109135_001.JPG 1/6/2026</p>																																																	
Legal Description Lat/Long: 36.30275172 -95.79074353 LOT 4 BLOCK 3 THE WOODLANDS AT ELM CREEK BLOCKS 1-5																																																						
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Lot Data		Square-Foot - NBHD 1042 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.6131		
Topography			
Street Access			
Utilities			
Amenities			
Method	Square-Foot		
Base Lot Value	26,707.00 x 4.21 = 112,466		
Factor Value			
Adjustments	1.3267		
Lot Value	149,209		



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Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	3.5 - Average
Architecture	
Style	100% One Story
Exterior Wall	75% Frame, Siding, Wood 25% Veneer, Masonry
Base/Total Area	2,216 / 2,216
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,216
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	764 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	332,795		
Lot Value	149,209		
Indicated Value	482,004	217.51	Per SqFt
Agland Value			
Site Improvements			
Total Value	482,004	217.51	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	104.21	Total Misc Impr	+ 17,208
Roofing Adj	+ 5.24	Garage Cost	+ 35,633
Subfloor Adj	+ -3.40	Total RCN	= 336,157
Heat/Cool Adj	+ 14.47	Depreciation (1%)	- 3,362
Plumbing Adj	+ 7.33	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 332,795
Adj Base Cost	= 127.85	Lot Value	+ 149,209
Total Area	x 2,216	Indicated Value	= 482,004
Adjusted Cost	= 283,316	Value Per SqFt	217.51

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	192125	192		192	28.83		5,535
PATC	Patio - Covered	192126	20x11		220	20.15		4,433
PATO	Patio - Open	192127	20x5		100	12.93		1,293
FPPF	Fireplace - Prefabricated		1	2025	1	5,947.13		5,947

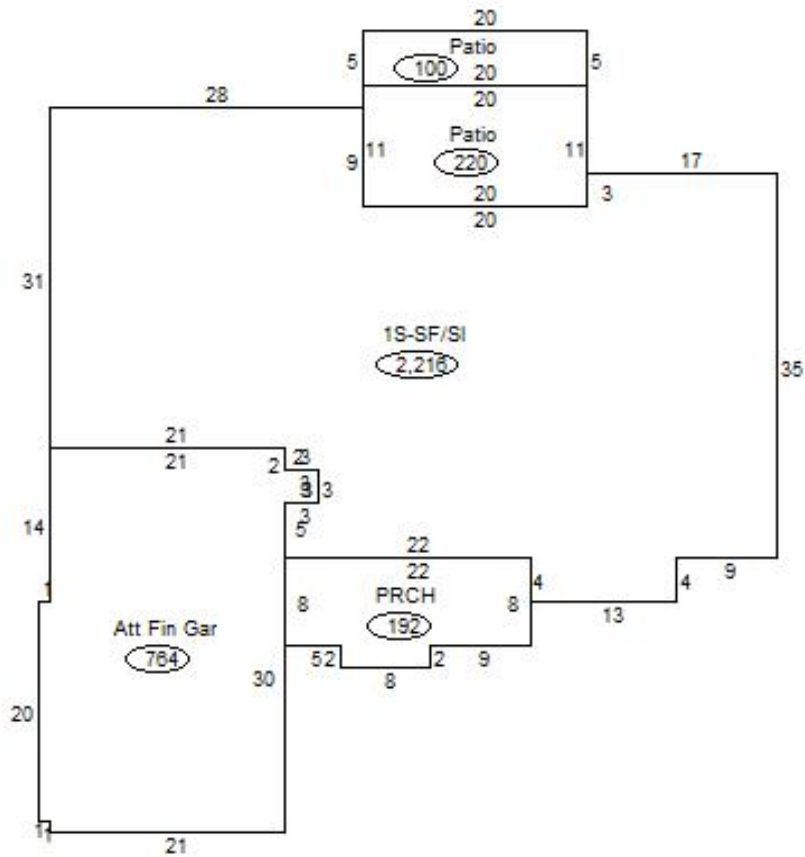


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Sketch Image

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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/Sl	2,216	1.000	2,216
2	G	5		20	Att Fin Gar	764	1.000	764
3	M	PRCH		20	PRCH	192	1.000	192
4	M	PATC		20	Patio	220	1.000	220
5	M	PATO		20	Patio	100	1.000	100
Total Building Area						2,216		2,216