




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 06:59:31  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660000029 <b>Parcel ID</b> 19N16E-01-1-00000-000-0000 <b>Cadastral ID</b> 01-19-16-02700 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 3 <b>Tax Area</b> 2 - INOLA RURAL <b>Name ID</b> 344747 TABOR, TOMMY & WANDA SUE  31222 S 4190 RD INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 31222 S 4190 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 19.22 - Acres <b>Sec/Twn/Rng</b> 1 / 19 / 16 / 1 <b>Neighborhood</b> 1916 - UNPLATTED <b>School District</b> S005 - INOLA SCHOOLS					 <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0920\IMG_0017. 9/20/2021</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.15972222 -95.54946057																																																																																																																									
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

\\tsclient\C\Users\Randy Necessary\Pictures\101\_0920\IMG\_0017. 9/20/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,648 / 1,648
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	960 Carport - Gable Roof
Remodel	
Year/Eff Age	1963 / 47

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

### Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements	100,725		
Lot Value		61.12	Per SqFt
Indicated Value	100,725		
Agland Value	1,919		
Site Improvements	54,752		
Total Value	258,121	156.63	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	102.35	Total Misc Impr	+ 8,999
Roofing Adj	+ 4.34	Garage Cost	+ 7,776
Subfloor Adj	+ 1.15	Total RCN	= 218,968
Heat/Cool Adj	+ 11.47	Depreciation ( 54%)	- 118,243
Plumbing Adj	+ 3.38	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 100,725
Adj Base Cost	= 122.69	Lot Value	+ 100,725
Total Area	x 1,648	Indicated Value	= 100,725
Adjusted Cost	= 202,193	Value Per SqFt	61.12

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	75	20x5		100	23.95		2,395
PATO	SLAB PORCH - OPEN	76	16x9		144	10.47		1,508



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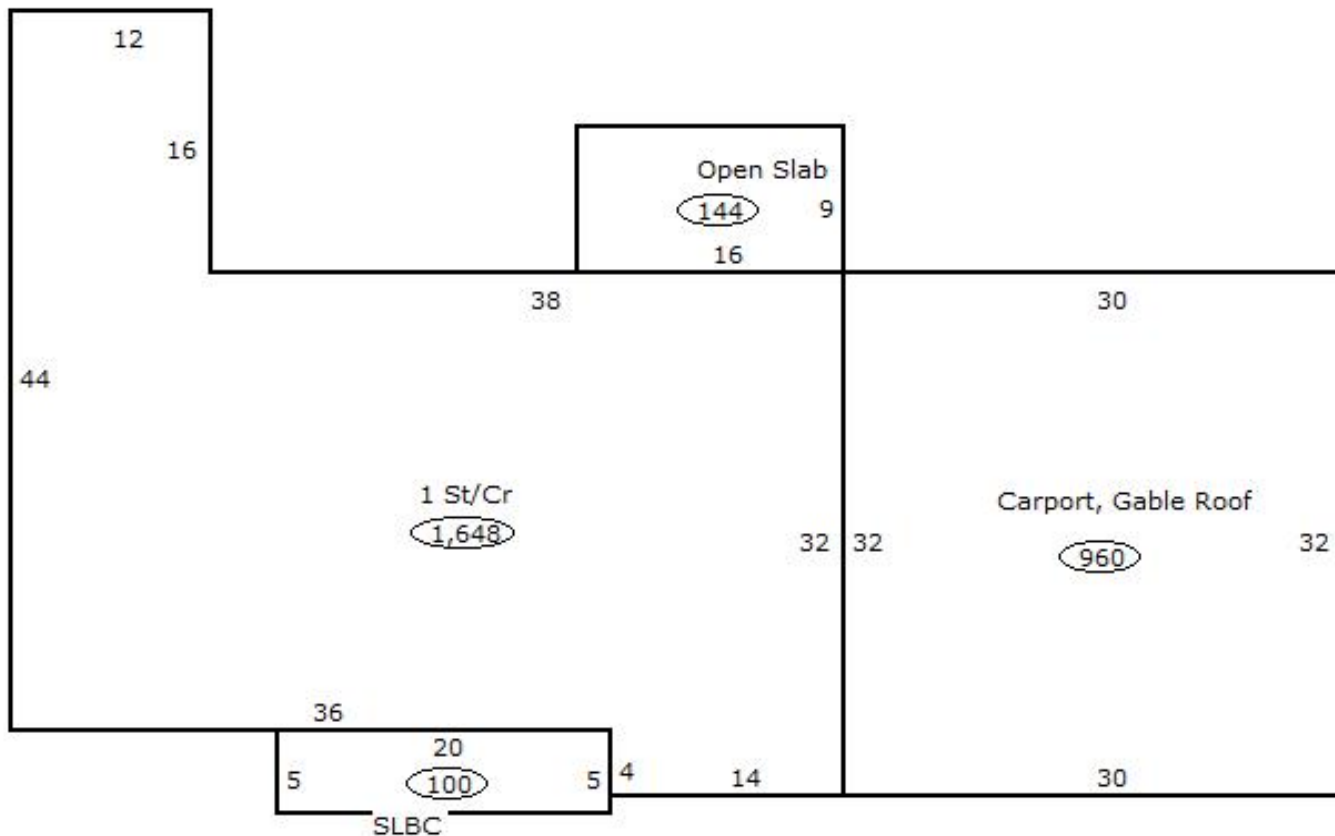
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Sketch Image

66000029



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,648	1.000	1,648
2	G	3		13	Carport, Gable Roof	960	1.000	960
3	M	PRCH		13	SLBC	100	1.000	100
4	M	PATO		13	Open Slab	144	1.000	144
<b>Total Building Area</b>						1,648		1,648



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
LOAF	Loafing Shed	8x8x6	Dirt	Formed Metal	64	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2022	<b>Eff Age</b> 3		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (14% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (7.12 x 64)		456		456	64	392
UTIL	Utility Building	40x30x10	Concrete	Formed Metal	1,200	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2021	<b>Eff Age</b> 4		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (30.80 x 1,200)		36,960		36,960	2,587	34,373
LNTO	Lean To - Attached	20x26x8	Dirt		520	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2017	<b>Eff Age</b> 0		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (0.00 x 520)						
BNGP	Barn - General Purpose	24x36x10	Dirt	Formed Metal	864	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2017	<b>Eff Age</b> 7		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (13% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (23.53 x 864)		20,330		20,330	2,643	17,687
SHDS	Shed - Small	18x20x8	Concrete	Composition Shingle	360	
<b>Qual</b>	2	<b>Cond</b> 3	<b>Year</b> 2000	<b>Eff Age</b> 20		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (59% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (15.58 x 360)		5,609		5,609	3,309	2,300
CNV	Cellar No Value	8x11x6	Concrete		88	
<b>Qual</b>	4	<b>Cond</b> 2	<b>Year</b> 2000	<b>Eff Age</b>		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (0.00 x 88)						



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### Agland Inventory

660000029

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			8.267	54	54	446	446
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			.089	168	168	15	15
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			3.231	192	192	620	620
RVC	RIVERTON GRAVELLY LOAM 3-	TMBR	61			7.634	110	110	838	838
<b>TMBR Totals</b>						19.220			1,919	1,919
<b>Total Agland</b>						19.220			1,919	1,919