Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account	660000044		
Parcel ID	000000-00-0-00006-001-0001		
Cadastral ID	01-19-16-04200		
Property Type	REAL - Real Property		
Property Class	RRP	**VI Area**	3
Tax Area	2 - INOLA RURAL		
Name ID	163354		

JONES, ALAN L & PATRICIA G
PROTECTION TRUST

31012 S ANDERSON RD
INOLA OK 74036-0000

Parcel Location

Situs	31012 S ANDERSON RD		
Subdivision	ANDERSON ACRES		
Lot/Block	0001 / 0001	**Parcel Size**	1 - Lots
Sec/Twn/Rng	1 / 19 / 16 / 5		
Neighborhood	1093 - R-V03-SE INOLA		
School District	S005 - INOLA SCHOOLS		

Primary Image

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Legal Description

Lat/Long: 36.16215951 -95.55501533

LOT 1 BLOCK 1 ANDERSON ACRES

Building Permits

Number	Description	Opened	Closed	Amount

Exemptions

Code	Type	Active	Maximum	Exemption
H	Homestead	Yes	1,000	1,000

Sale History

Bk/Pg	Grantor	Date	Price	Code

Parcel Valuation

Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax
Remove Cap	0	Land Value	61,238	41,069	11%	4,518	Assessed	17,585	1,407.86
Year Frozen	2022	Improvements	177,125	118,789		13,067	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-80.00
TIF Project ID	0	Total Value	238,363	159,858		17,585	Total Taxable	16,585	1,328.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660000044	JONES, ALAN L & PATRICIA G	2	233,066	1000	16,584	1,328.00
2024	2024-660000044	JONES, ALAN L & PATRICIA G	2	252,555	1000	16,584	1,334.00
2023	2023-660000044	JONES, ALAN L & PATRICIA G	2	175,191	1000	16,585	1,336.00
2022	2022-660000044	JONES, ALAN L & PATRICIA G	2	169,616	1000	16,584	1,345.00
2021	2021-660000044	JONES, ALAN L	2	155,202	1000	16,072	1,288.00
2020	2020-660000044	JONES, ALAN L	2	156,142	1000	15,802	1,276.00
2019	2019-660000044	JONES, ALAN L	2	148,293	1000	15,312	1,265.00
2018	2018-660000044	JONES, ALAN L	2	154,318	1000	15,975	1,334.00
2017	2017-660000044	JONES, ALAN L	2	153,303	1000	15,863	1,335.00
2016	2016-660000044	JONES, ALAN L	2	149,354	1000	15,429	1,313.00
2015	2015-660000044	JONES, ALAN L	2	146,082	1000	15,069	1,308.00
2014	2014-660000044	JONES, ALAN L	2	150,506	1000	14,943	1,342.00
2013	2013-660000044	JONES, ALAN L	2	142,749	1000	14,478	1,219.00

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Lot Data

Square-Foot - NBHD 1093 #1

Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.3936	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	60,705.00 x 1.01 = 61,238	
Factor Value		
Adjustments	1.0000	
Lot Value	61,238	

Primary Image

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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	1,869 / 1,869
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,869
Fixture/Rghln	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	540 Attached Garage - Finished
Remodel	
Year/Eff Age	1984 / 32

GRM Approach

GRM Code		
Gross Rent	0.00	
Indicated Value		

Multiple Regression

MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	208,110	111.35	**Per SqFt**

Direct Comparables

Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	245,240		**Per SqFt**

Cost Approach

Manual : 01/2025

Base Cost		102.18	**Total Misc Impr**	+	28,150
Roofing Adj	+	5.06	**Garage Cost**	+	18,268
Subfloor Adj	+	-1.13	**Total RCN**	=	280,249
Heat/Cool Adj	+	11.47	**Depreciation (42%)**	-	117,705
Plumbing Adj	+	7.53	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	162,544
Adj Base Cost	=	125.11	**Lot Value**	+	61,238
Total Area	x	1,869	**Indicated Value**	=	223,782
Adjusted Cost	=	233,831	**Value Per SqFt**		119.73

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	162,544		
Lot Value	61,238		
Indicated Value	223,782	119.73	**Per SqFt**
Agland Value			
Site Improvements	14,581		
Total Value	238,363	127.54	**Total Value Per SqFt**

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	124	133		133	23.82		3,168
EPSW	Enclosed Porch - Solid Wall	125	326		326	61.00		19,886

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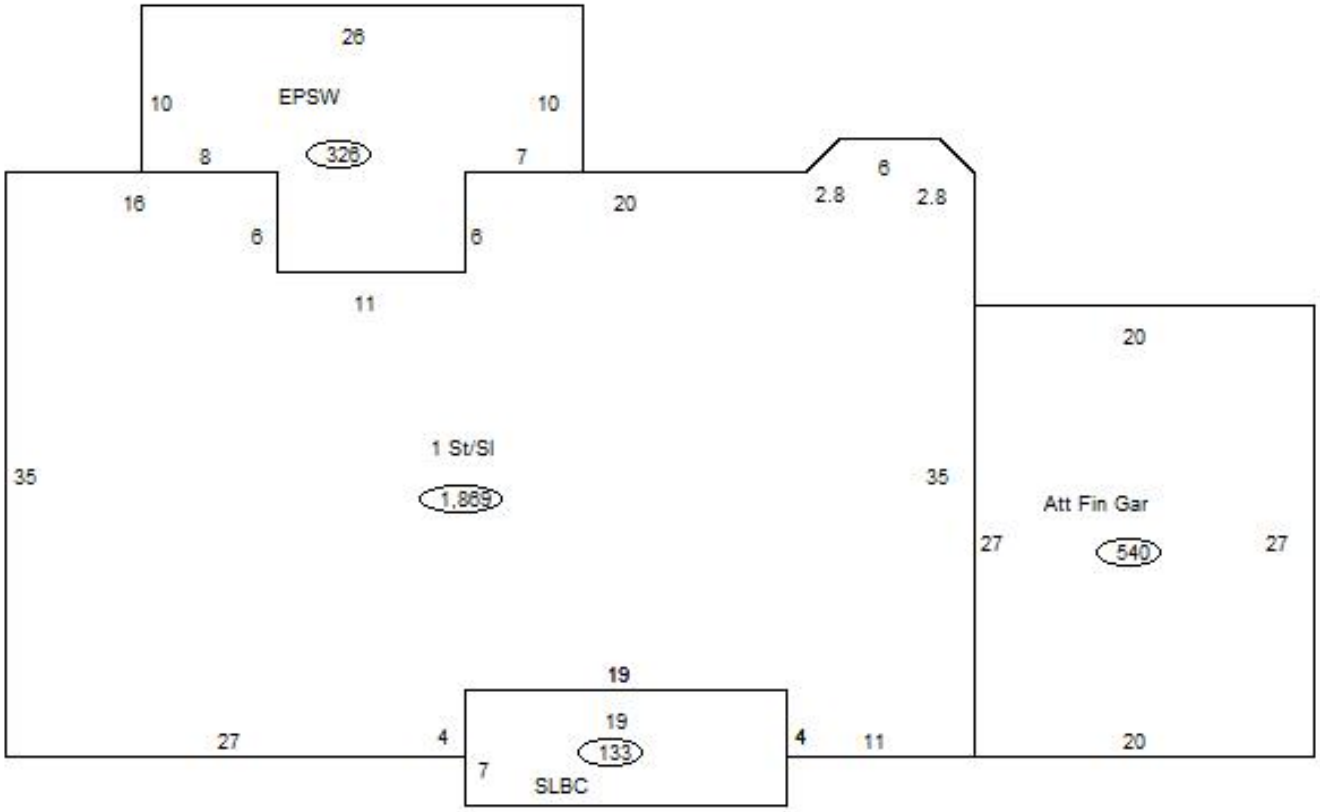
Sketch Image 660000044



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,869	1.000	1,869
2	G	5		13	Att Fin Gar	540	1.000	540
3	M	PRCH		13	SLBC	133	1.000	133
4	M	EPSW		13	EPSW	326	1.000	326
					Total Building Area	1,869		1,869

Outbuildings/Site Improvements 660000044

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	24x30x10	Concrete	Formed Metal	720
	Qual 3	**Cond** 3	**Year** 2005	**Eff Age** 16		

Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
Base Cost (31.86 x 720)	22,939		22,939	8,487	14,452

	PRCH	Porch	4x6x0		24
	Qual 3	**Cond** 3	**Year** 0	**Eff Age** 1520	

Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (26.85 x 24)	644		644	515	129