




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 03:18:54  
Page 1

Assessment Data	Primary Image																				
<b>Account</b> 660001830 <b>Parcel ID</b> 000000-00-0-00963-001-0018 <b>Cadastral ID</b> 03-19-16-02040 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 2 - INOLA RURAL <b>Name ID</b> 265797 SANDERS, JACKIE D  31105 S YEAGER ST INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 31105 S YEAGERS ST <b>Subdivision</b> YEAGERS SUNNY SLOPE III <b>Lot/Block</b> 0018 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 3 / 19 / 16 / 5 <b>Neighborhood</b> 1057 - R-V03-SE INOLA <b>School District</b> S005 - INOLA SCHOOLS	 <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0928\IMG_0001. 9/28/2021</p>																				
<b>Legal Description</b> Lot/Long: 36.16057608 -95.59756181 LOT 18 BLOCK 1 YEAGERS SUNNY SLOPE 3	<b>Building Permits</b> <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	Number	Description	Opened	Closed	Amount															
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<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>	Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>1066/294</td> <td>SANDERS, JIM L</td> <td>05/22/1997</td> <td>60,000</td> <td>No</td> </tr> </tbody> </table>	Bk/Pg	Grantor	Date	Price	Code	1066/294	SANDERS, JIM L	05/22/1997	60,000	No
Code	Type	Active	Maximum	Exemption																	
H	Homestead	Yes	1,000	1,000																	
Bk/Pg	Grantor	Date	Price	Code																	
1066/294	SANDERS, JIM L	05/22/1997	60,000	No																	

Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	1998	Land Value 50,174	34,525	11%	3,798	Assessed	16,279	1,303.30	
Year Frozen	0	Improvements 134,014	113,461		12,481	Penalty	0		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-80.00	
TIF Project ID	0	Total Value 184,188	147,986		16,279	Total Taxable	15,279	1,223.00	

Assessment History								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660001830	SANDERS, JACKIE D	2	166,883	1000	14,804	1,185.00	
2024	2024-660001830	SANDERS, JACKIE D	2	174,544	1000	14,344	1,153.00	
2023	2023-660001830	SANDERS, JACKIE D	2	135,430	1000	13,897	1,119.00	
2022	2022-660001830	SANDERS, JACKIE D	2	131,816	1000	13,500	1,095.00	
2021	2021-660001830	SANDERS, JACKIE D	2	134,176	1000	13,593	1,089.00	
2020	2020-660001830	SANDERS, JACKIE D	2	133,639	1000	13,168	1,064.00	
2019	2019-660001830	SANDERS, JACKIE D	2	128,094	1000	12,755	1,054.00	
2018	2018-660001830	SANDERS, JACKIE D	2	132,947	1000	12,355	1,031.00	
2017	2017-660001830	SANDERS, JACKIE D	2	131,951	1000	11,965	1,007.00	
2016	2016-660001830	SANDERS, JACKIE D	2	128,921	1000	11,588	986.00	
2015	2015-660001830	SANDERS, JACKIE D	2	127,886	1000	11,221	974.00	
2014	2014-660001830	SANDERS, JACKIE D	2	119,603	1000	10,865	976.00	
2013	2013-660001830	SANDERS, JACKIE D	2	112,292	1000	10,520	886.00	



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Date 04/17/2026  
 Time 03:18:54  
 Page 2

Lot Data	Square-Foot - NBHD 1057 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	4.0092	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	174,640.00 x .29 = 50,174	
Factor Value		
Adjustments	1.0000	
Lot Value	50,174	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,478 / 1,478
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,478
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	514 Attached Garage - Finished
Remodel	
Year/Eff Age	1976 / 38



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	177,751	120.26	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	114.34	Total Misc Impr	+	11,261			
Roofing Adj	+ 5.88	Garage Cost	+	20,411			
Subfloor Adj	+ -2.33	Total RCN	=	234,764			
Heat/Cool Adj	+ 12.64	Depreciation ( 45%)	-	105,644			
Plumbing Adj	+ 6.88	Lump Sums	+	4,894			
Basement Adj	+ 0.00	RCNLD	=	134,014			
Adj Base Cost	= 137.41	Lot Value	+	50,174			
Total Area	x 1,478	Indicated Value	=	184,188			
Adjusted Cost	= 203,092	Value Per SqFt		124.62			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	134,014		
Lot Value	50,174		
Indicated Value	184,188	124.62	Per SqFt
Agland Value			
Site Improvements			
Total Value	184,188	124.62	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	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	4756		215	215	26.26		5,646
WODO	Wood Deck - Open	4757	18x14		252	19.42		4,894



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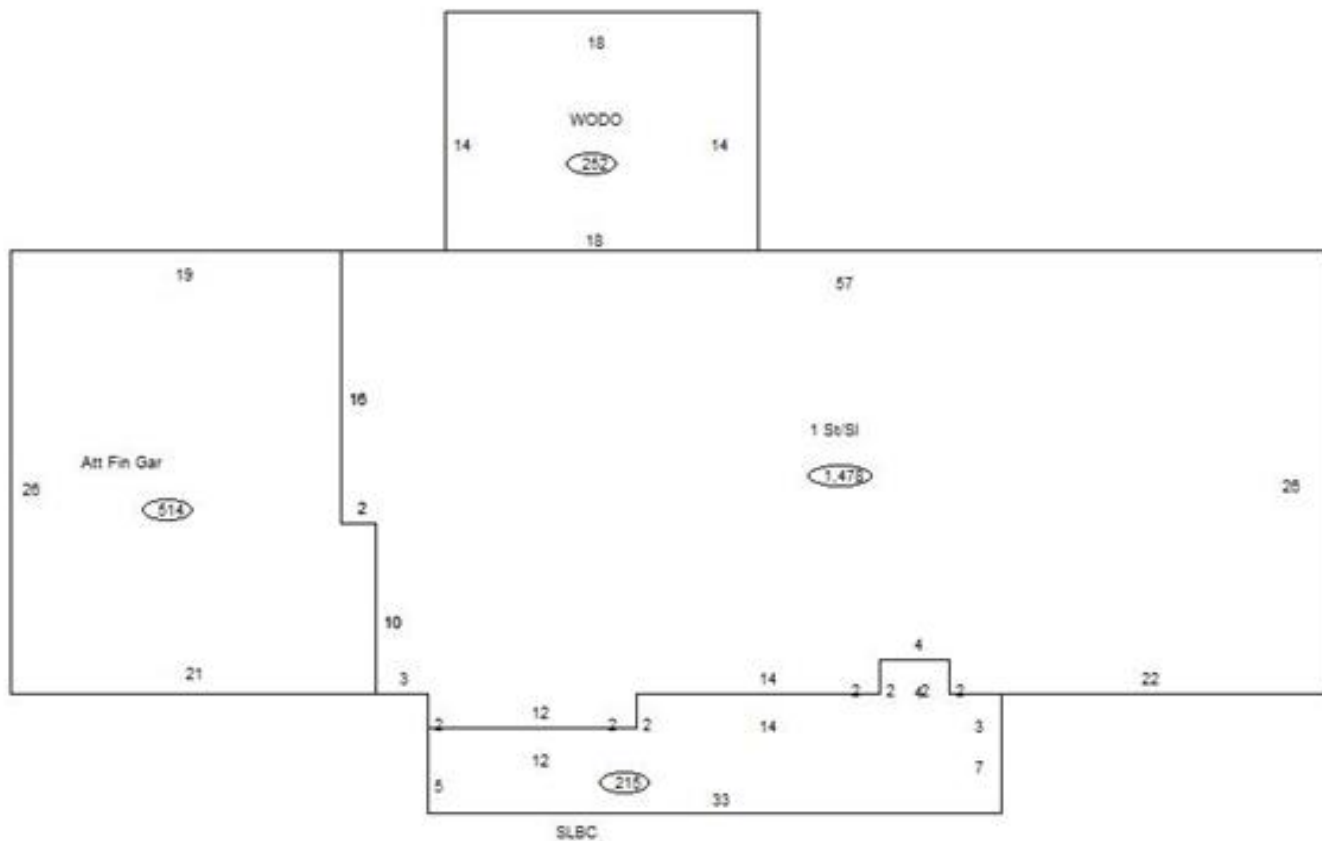
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Date 04/17/2026  
 Time 03:18:54  
 Page 3

Sketch Image

660001830



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,478	1.000	1,478
2	G	5		10	Att Fin Gar	514	1.000	514
3	M	PRCH		10	SLBC	215	1.000	215
4	M	WODO		10	WODO	252	1.000	252
<b>Total Building Area</b>						<b>1,478</b>		<b>1,478</b>