



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660001859 <b>Parcel ID</b> 19N17E-03-3-00000-000-0000 <b>Cadastral ID</b> 03-19-17-02600 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 3 <b>Tax Area</b> 2 - INOLA RURAL <b>Name ID</b> 285962 DAVIS, KENDALL ALLEN &  KELLI D PO BOX 1233 INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 19386 E 595 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 7.5 - Acres <b>Sec/Twn/Rng</b> 3 / 19 / 17 / 3 <b>Neighborhood</b> 1917 - UNPLATTED <b>School District</b> S005 - INOLA SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0527\IMG_0027. 6/2/2021</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.15304609 -95.48750540																																																																																																																									
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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 7.5605 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 2 FLOOD ZONE <b>Method</b> Square-Foot <b>Base Lot Value</b> 329,336.00 x .28 = 92,960 <b>Factor Value</b> 13,944 <b>Adjustments</b> 0.6209 <b>Lot Value</b> 66,377		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	2 - Fair
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Frame, Siding, Wood
<b>Base/Total Area</b>	1,456 / 1,456
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,456
<b>Fixture/RghIn</b>	8 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	420 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1971 / 41



\\tsclient\C\Users\Randy Necessary\Pictures\101\_0527\IMG\_0027. 6/2/2021

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	130,325	89.51	Per SqFt

Direct Comparables	
<b>Selection Model</b>	1 Res
<b>Adjustment Model</b>	A2 AO Test
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	84.90	<b>Total Misc Impr</b>	+	10,324			
<b>Roofing Adj</b>	+ 3.82	<b>Garage Cost</b>	+	10,286			
<b>Subfloor Adj</b>	+ 0.00	<b>Total RCN</b>	=	174,160			
<b>Heat/Cool Adj</b>	+ 10.30	<b>Depreciation ( 51%)</b>	-	88,822			
<b>Plumbing Adj</b>	+ 6.44	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	85,338			
<b>Adj Base Cost</b>	= 105.46	<b>Lot Value</b>	+	66,377			
<b>Total Area</b>	x 1,456	<b>Indicated Value</b>	=	151,715			
<b>Adjusted Cost</b>	= 153,550	<b>Value Per SqFt</b>		104.20			

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	85,338		
<b>Lot Value</b>	66,377		
<b>Indicated Value</b>	151,715	104.20	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	2,767		
<b>Total Value</b>	154,482	106.10	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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	4837	23x6		138	20.86		2,879
PATO	SLAB PORCH - OPEN	4838	8x8		64	10.24		655
PATO	SLAB PORCH - OPEN	4839	20x13		260	8.51		2,213



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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	1 St/Sl	1,456	1.000	1,456
2	G	1		13	Attached Garage	420	1.000	420
3	M	PRCH		13	SLBC	138	1.000	138
4	M	PATO		13	Open Slab	64	1.000	64
5	M	PATO		13	Open Slab	260	1.000	260
<b>Total Building Area</b>						1,456		1,456



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	12x24x10	Plank	Composition Shingle	288
	Qual 2	Cond 3	Year 2000	Eff Age 20		

<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (59% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (17.57 x 288)	5,060		5,060	2,985	2,075

	WODC	Wood Deck - Covered	4x12x8	Plank	Formed Metal	48
	Qual 2	Cond 3	Year 2000	Eff Age 20		

<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (65% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (41.18 x 48)	1,977		1,977	1,285	692