



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	660001865				<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0525\IMG_0014. 5/26/2021</p>				
Parcel ID	19N17E-03-2-00000-000-0000								
Cadastral ID	03-19-17-03500								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	3						
Tax Area	2 - INOLA RURAL								
Name ID	299309								
SUTTON, WESLEY G									
REVOCABLE LIVING TRUST									
19295 E 595 RD									
INOLA OK 74036-0000									
Parcel Location									
Situs	19295 E 595 RD								
Subdivision									
Lot/Block	/	Parcel Size	1.37 - Acres						
Sec/Twn/Rng	3 / 19 / 17 / 2								
Neighborhood	1917 - UNPLATTED								
School District	S005 - INOLA SCHOOLS								
Legal Description									
W2 SW SW SE NW & E 16.5' SE SE SW NW Lat/Long: 36.15560117 -95.48900998									
Building Permits									
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
1987/401	FEDERAL HOME LOAN MORTGAGE-C	10/21/2008	95,000	3					
1967/719	THOMAS, MATTHEW J	07/08/2008	0	10					
880/279	COOKSON, ALLEN C	04/24/1992	55,900	No					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	2009	Land Value	44,712	31,154	11%	3,427	Assessed	14,799	
Year Frozen	0	Improvements	106,096	103,382		11,372	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	
TIF Project ID	0	Total Value	150,808	134,536		14,799	Total Taxable	13,799	
								1,105.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660001865	SUTTON, WESLEY G	2	143,759	1000	13,367	1,070.00		
2024	2024-660001865	SUTTON, WESLEY G	2	156,731	1000	12,949	1,041.00		
2023	2023-660001865	SUTTON, WESLEY G	2	132,589	1000	12,543	1,010.00		
2022	2022-660001865	SUTTON, WESLEY G	2	122,165	1000	12,148	985.00		
2021	2021-660001865	SUTTON, WESLEY G	2	121,602	1000	11,766	943.00		
2020	2020-660001865	SUTTON, WESLEY G	2	116,595	1000	11,395	920.00		
2019	2019-660001865	SUTTON, WESLEY G	2	109,393	1000	11,033	912.00		
2018	2018-660001865	SUTTON, WESLEY G	2	110,583	1000	11,164	932.00		
2017	2017-660001865	SUTTON, WESLEY G	2	109,790	1000	11,077	932.00		
2016	2016-660001865	SUTTON, WESLEY G	2	107,002	1000	10,770	916.00		
2015	2015-660001865	SUTTON, WESLEY G	2	106,123	1000	10,673	926.00		
2014	2014-660001865	SUTTON, WESLEY G	2	107,022	1000	10,367	931.00		
2013	2013-660001865	SUTTON, WESLEY G	2	102,016	1000	10,036	845.00		



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Lot Data		Square-Foot - NBHD 1917 #1
Lot Size		
Lot Count		
Units Buildable	1.37	
Non-Ag Acres	1.3921	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	FLOOD ZONE	
Method	Square-Foot	
Base Lot Value	60,640.00 x .74 = 44,712	
Factor Value		
Adjustments		
Lot Value	44,712	



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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	1,512 / 1,512
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,512
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	484 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1969 / 43

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	153,728	101.67	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	102.08	Total Misc Impr	+	14,487			
Roofing Adj	+ 4.35	Garage Cost	+	13,373			
Subfloor Adj	+ -1.21	Total RCN	=	214,743			
Heat/Cool Adj	+ 11.47	Depreciation (51%)	-	109,519			
Plumbing Adj	+ 6.91	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	105,224			
Adj Base Cost	= 123.60	Lot Value	+	44,712			
Total Area	x 1,512	Indicated Value	=	149,936			
Adjusted Cost	= 186,883	Value Per SqFt		99.16			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	105,224		
Lot Value	44,712		
Indicated Value	149,936	99.16	Per SqFt
Agland Value			
Site Improvements	872		
Total Value	150,808	99.74	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2016	1	0.00		
PRCH	SLAB PORCH - COVERED	4866	8x6		48	24.12		1,158
PRCH	SLAB PORCH - COVERED	4867	12x10		120	23.88		2,866
EPSW	ENCLOSED PORCH - SOLID WALL	150019	14x12		168	62.28		10,463



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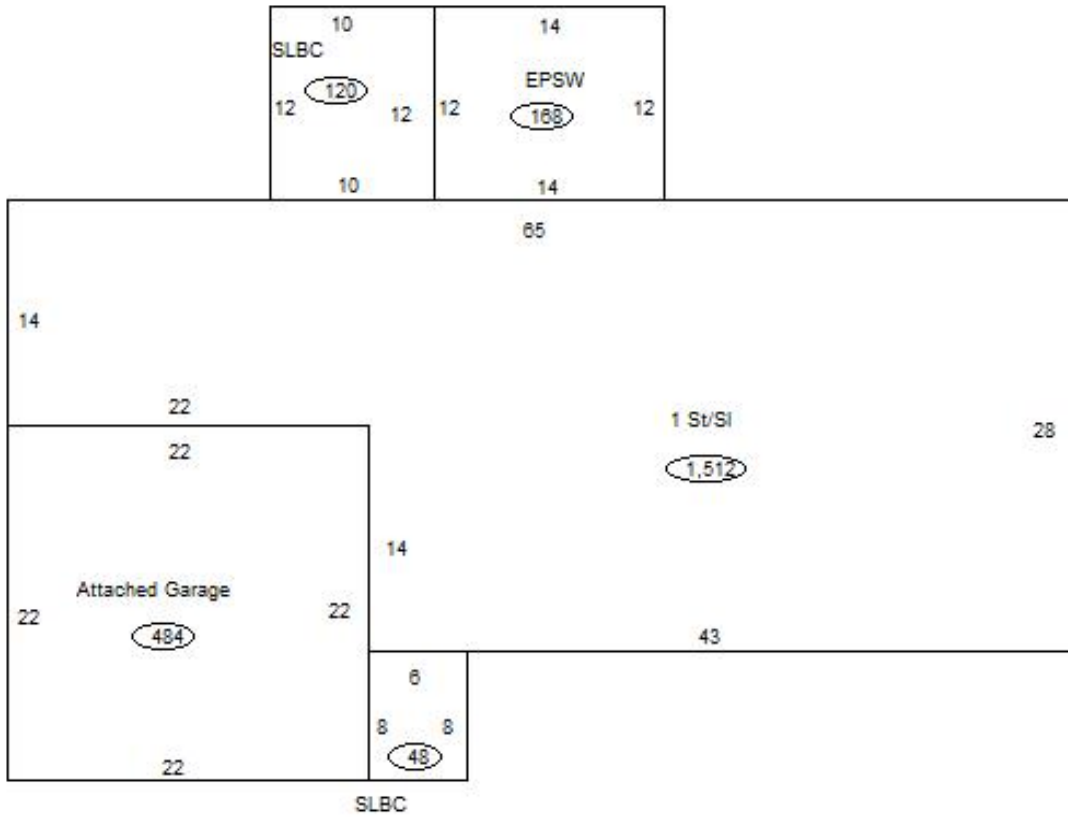
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Sketch Image

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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/SI	1,512	1.000	1,512
2	G	1		13	Attached Garage	484	1.000	484
3	M	PRCH		13	SLBC	48	1.000	48
4	M	PRCH		13	SLBC	120	1.000	120
5	M	EPSW		13	EPSW	168	1.000	168
Total Building Area						1,512		1,512



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x24x8	Plank	Formed Metal	240
	Qual 2	Cond 3	Year 1980	Eff Age 35		

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
Base Cost (18.16 x 240)	4,358		4,358	3,486	872