



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026

Time 05:31:37

Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660002549 <b>Parcel ID</b> 23N14E-03-1-00000-000-0000 <b>Cadastral ID</b> 03-23-14-01100 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 340003 MCCARTHY, ANDRIA J  7490 S 4050 RD TALALA OK 74080-0000  <b>Parcel Location</b> <b>Situs</b> 07490 S 4050 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 4.92 - Acres <b>Sec/Twn/Rng</b> 3 / 23 / 14 / 1 <b>Neighborhood</b> 4030 - OOLOGAH RURAL <b>School District</b> S004 - OOLOGAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.50357087 -95.79608663																																																																																																																									
<b>Legal Description</b> TR IN S/2 SE/4 NE/4 BEG AT SE/C; TH N00-14-35W 221'; TH S89-48 32W 828'; TH N84-32-16W 128'; TH S04-48-18W 234.50'; TH N89-48-32E 976' TO POB					<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>R23 087</td> <td>R24 NEW SFR 1935 SQ FT</td> <td>03/2023</td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R23 087	R24 NEW SFR 1935 SQ FT	03/2023																																																																																																								
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 Time 05:31:37  
 Page 2

Lot Data	Square-Foot - NBHD 4030 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
Method	Square-Foot	
Base Lot Value	214,000.00 x .38 = 81,814	
Factor Value		
Adjustments	1.2882	
Lot Value	105,392	

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

\\tsclient\A\TOMMY DUNLAP\New folder (337)\IMG\_0001.JPG 2/23/2024

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	0.00	Total Misc Impr	+ 0				
Roofing Adj	+ 0.00	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0				
Plumbing Adj	+ 0.00	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 0				
Adj Base Cost	= 0.00	Lot Value	+ 105,392				
Total Area	x	Indicated Value	= 105,392				
Adjusted Cost	= 0	Value Per SqFt	0.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	105,392		
Indicated Value	105,392	0.00	Per SqFt
Agland Value			
Site Improvements	4,608		
Total Value	110,000	0.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Page 3

660002549

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			576
	Qual 2	Cond 3	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (16.00 x 576)		9,216		9,216	4,608	4,608