



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 18:17:17  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660002763 <b>Parcel ID</b> 000000-00-0-50010-018-0006 <b>Cadastral ID</b> 04-19-17-03200 <b>Property Type</b> REAL - Real Property <b>Property Class</b> UCP VI Area 3 <b>Tax Area</b> 19 - INOLA OT <b>Name ID</b> 346735 GPM PORTFOLIO OWNER OKAR III LLC C/O BLUE OWL REAL ESTATE CAPITAL 150 N RIVERSIDE PLAZA 37TH FLOOR CHICAGO IL 60606-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 00108 E COMMERCIAL <b>Subdivision</b> INOLA O T <b>Lot/Block</b> 0006 / 0018 <b>Parcel Size</b> 6 - Lots <b>Sec/Twn/Rng</b> 4 / 19 / 17 / 5 <b>Neighborhood</b> 5001 - TASC 2016 <b>School District</b> S005 - INOLA SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.15022726 -95.51067452					<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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Parcel ID 000000-00-0-50010-018-0006  
Cadastral ID 04-19-17-03200

Tax Area Code 19  
Property Class UCP  
Owners Name GPM PORTFOLIO OWNER

### Building Data

Building ID 936  
Building Sequence 1  
Occupancy 1 419 Convenience Market 77%  
Occupancy 2 406 Storage Warehouse 23%  
Occupancy 3  
Total Floor Area 3,100  
Average Perimeter 310  
Number Of Storys 1.00  
Average Wall Ht 8.00  
Year Built 1982  
Effective Age 18  
Construction Class 2 - Heavier Wood or Steel Stud Frame  
Quality 3 - Average  
Condition 3 - Average  
Exterior Wall 83 - Stud Block Veneer  
Heating/Cooling 10 - Complete HVAC  
Roof Type Gable  
Roof Cover Tar & Gravel

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0069.JPG  
Image Date 3/5/2021  
Image Name IMG\_0069.JPG  
Description REVAL 2022

### Cost Calculations

Appraisal Zone 3  
Zone Description  
Base Cost 64.77  
Wall Cost 46.23  
HVAC Cost 20.60  
Basement Cost 0.00  
Total Base Cost 131.60  
Total Area 3,100  
Base RCN 407,960  
Misc Impr Value 10,239

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 418,199  
Physical Depreciation 34%  
Functional Depreciation  
Total Depreciation 34% (142,188)  
Total RCNLD 276,011  
Lump Sums  
Total Building Value 276,011 \$ 89.04 Per SqFt

### Miscellaneous Improvements

Code	Description	Year	Size	Units	Unit Cost	Depr	Value
PRCH	Porch		60x5	300	34.13		10,239
<b>Total Misc Improvement</b>							<b>10,239</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CSGN	PAINTED WOOD SIGN 6X8	0x0x0			717
	Qual 4	Cond 4	Year 2020	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
Base Cost (1.00 x 717)			717	717

	PACN	PAVING - CONCRETE	0x0x0	Concrete		30,660
	Qual 3	Cond 3	Year 2010	Eff Age 8		

Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
Base Cost (4.42 x 30,660)		135,517	60,983	74,534

	CNCM	STEEL GAS CANOPY	50x50x16	Concrete	Formed Metal	2,500
	Qual 3	Cond 3	Year 2000	Eff Age 13		



Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
Base Cost (30.38 x 2,500)		75,950	16,709	59,241

**Total Site Improvement Value 134,492**